

New Construction Warehouse Condos

EXCLUSIVELY OFFERED BY
WILSON HUTCHISON REALTY, LLC



UNDER CONSTRUCTION

**Industrial and Personal
Small-Bay Warehouse
Condominiums**

**3770 Francis Circle
Alpharetta, GA 30004**

+/- 1,250 SF

Priced at \$369,700.00

***Artistic rendering*
Fee Simple**

**Tom Wilson
404-372-5547 – Cell
Or
Tom@wilsonhutch.com**

Industrial / Personal Use • Warehouse / Manufacturing / Hobby

The information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information.

5755 North Point Parkway, Suite 44, Alpharetta, GA 30022 Tel: 770-242-7917 Fax: 678-325-4824 | www.wilsonhutch.com

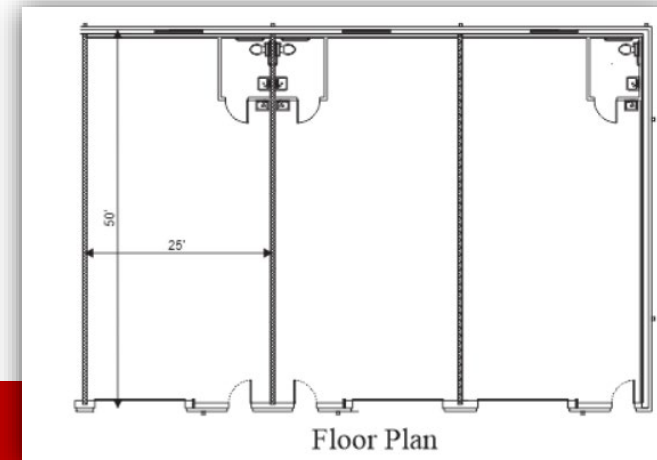
**3770 Francis Circle
Alpharetta, GA 30004
Forsyth County**

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REALTY, LLC**

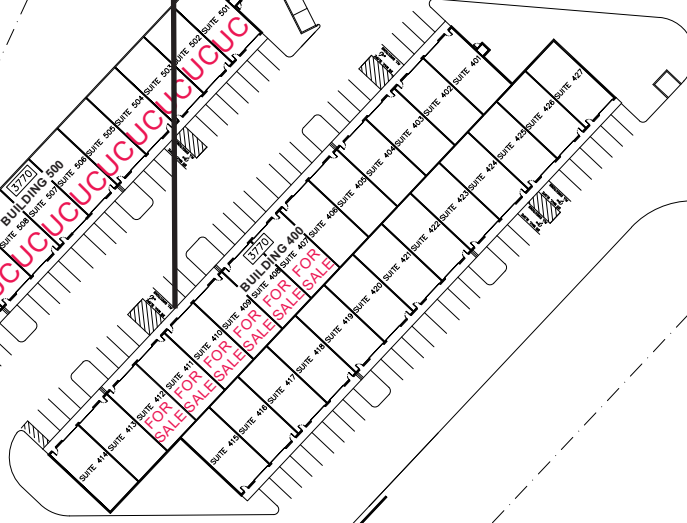
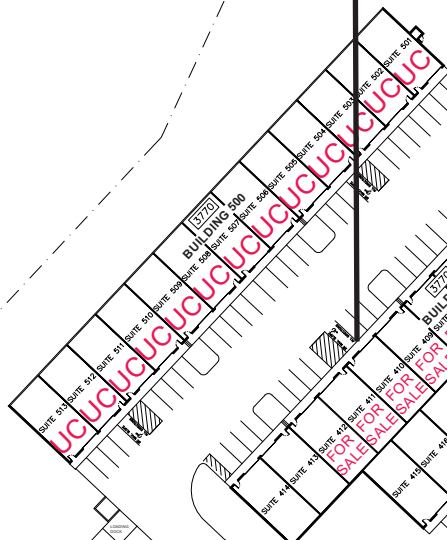
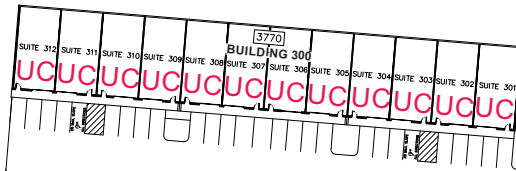
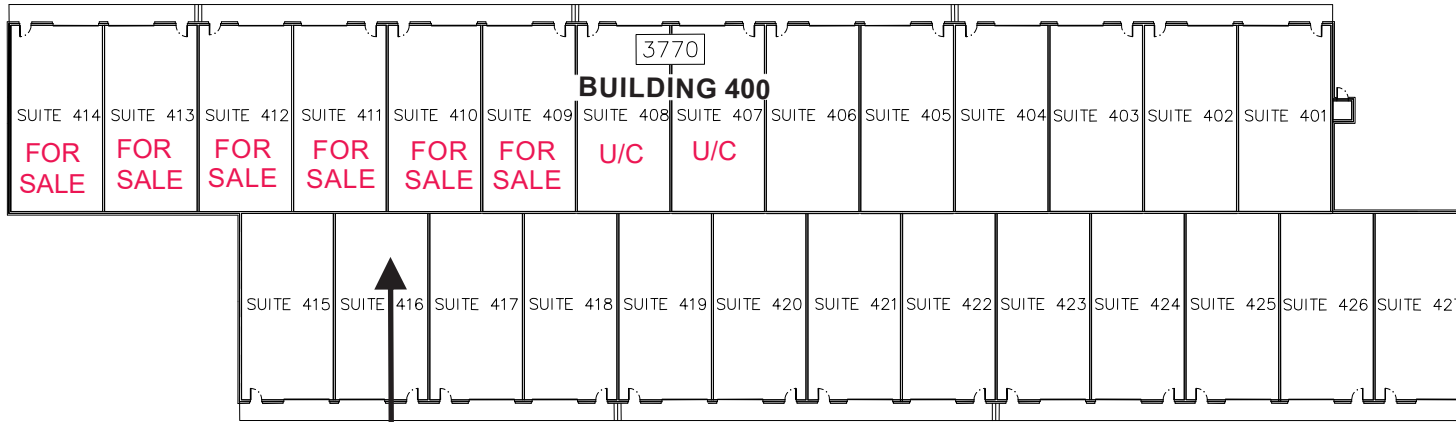
- **Zoned: M1**
- **12' x 14' insulated sectional, high-rise overhead door**
- **20' tall ceilings**
- **Insulated walls and ceilings**
- **Air conditioning and heat**
- **ADA Half Bath with tankless water heater**
- **High Bay LED light fixtures**
- **Laundry sink**
- **Sprinkler System**
- **Drywall and painted ceilings**
- **Drywall walls**
- **Concrete Floor**
- **Hose bib at interior of overhead door**
- **110v receptacle at front and rear wall and each sink**
- **Condominium Association**
- **Protective Covenants**
- **2 assigned parking spaces per Suite with additional overflow parking**



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FRANCIS CIRCLE
60' R/W

