



**For Lease**

# 111 Coleman Boulevard

Savannah, Georgia 31408

- Unit 300: ±9,000 SF for lease, available 12/1/25
- ±45,000 SF industrial warehouse building built in 2006
- 1 dock door, 1 drive-in door
- ±1,319 SF office space
- Fully air conditioned warehouse
- 31' clear height
- 25' x 60' column spacing
- 140' truck court
- Forklift charging station
- Conveniently located with immediate access to major roadways
- 1 mile from Interstate 95, 5.5 miles from Savannah/Hilton Head International Airport and 7.5 miles from the Georgia Ports Authority's main gate

Lease Rate:

**\$11,250/month**  
NNN (\$2,040/month)

**Contact us:**

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Accelerating success.



# Building Information

## Property Overview

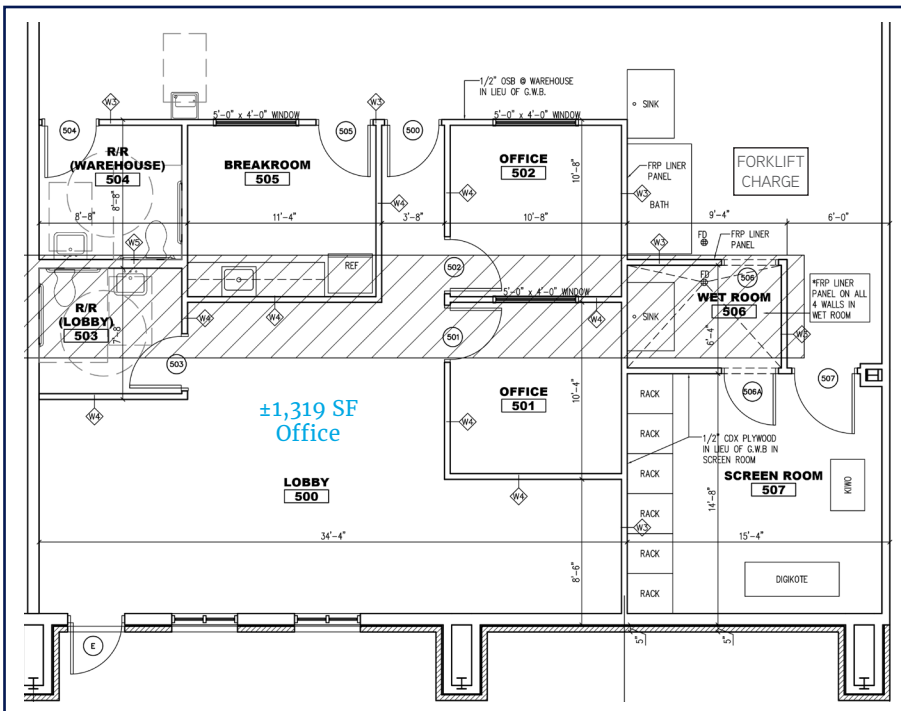
Address	111 Coleman Boulevard
City, State, Zip	Savannah, GA 31408
Square Feet	45,000
Year Built	2006
Site Area (Acres)	3.42

## Building Detail

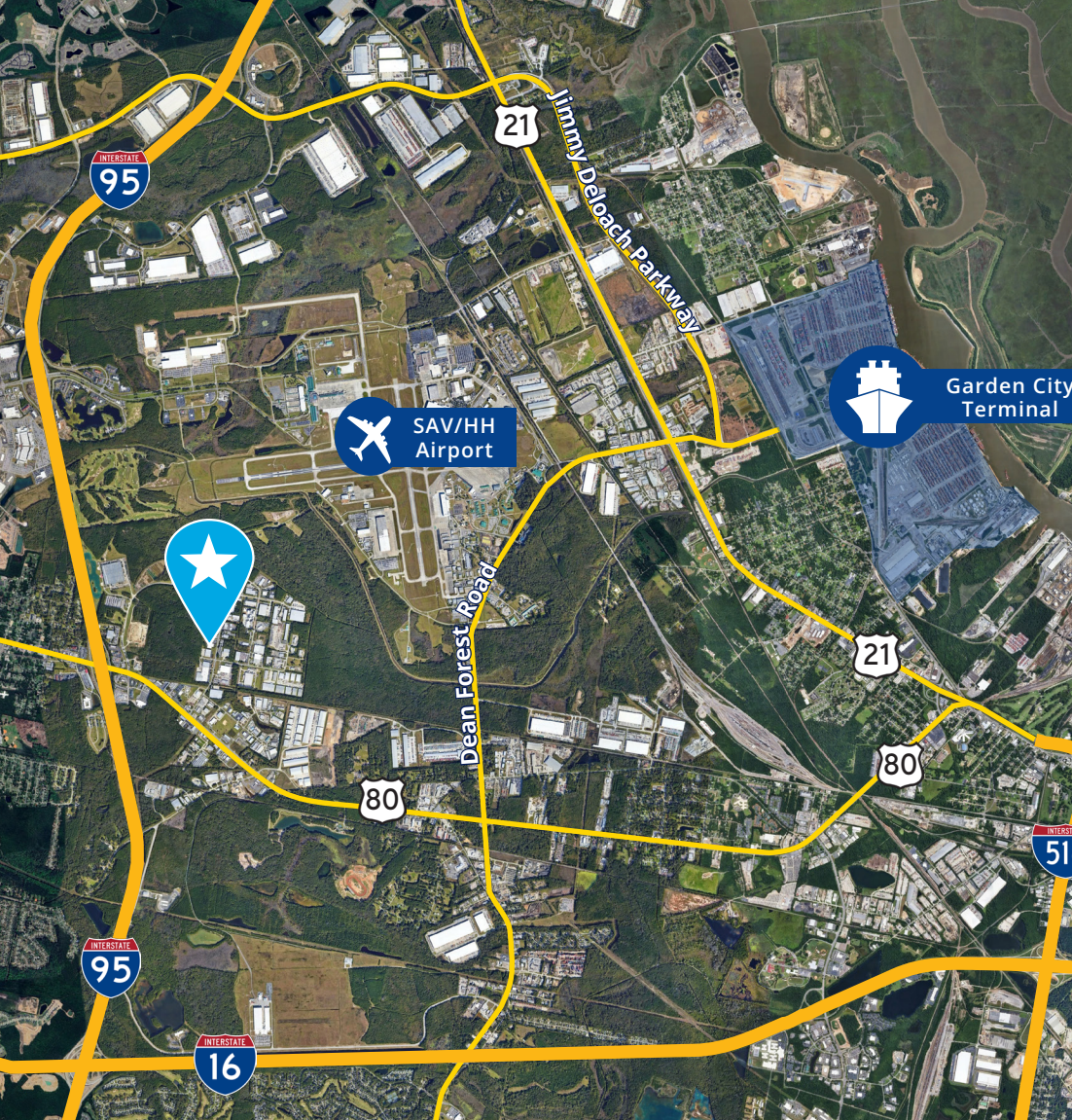
Clear Height	31'
Dock-High Doors	5
Ramps	5
Column Spacing	25' x 60'
Building Depth	180'
Loading	Rear-load
Truck Court	140
Parking Spaces	25





[illegible]





#### Within a 15 minute drive...

Highway 80	0.3 Miles
Interstate 95	1.0 Mile
Interstate 16	3.6 Miles
Savannah Airport	5.5 Miles
Port of Savannah	7.5 Miles
Downtown Savannah	10.4 Miles



Garden City  
Terminal



Ocean Terminal

SAVANNAH

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