

INDUSTRIAL WAREHOUSES / DISTRIBUTION BUILDINGS | 17,060 SF

4300 BUSINESS PARK CT LILBURN 30047



Building 2

Building 1



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KEY HIGHLIGHTS

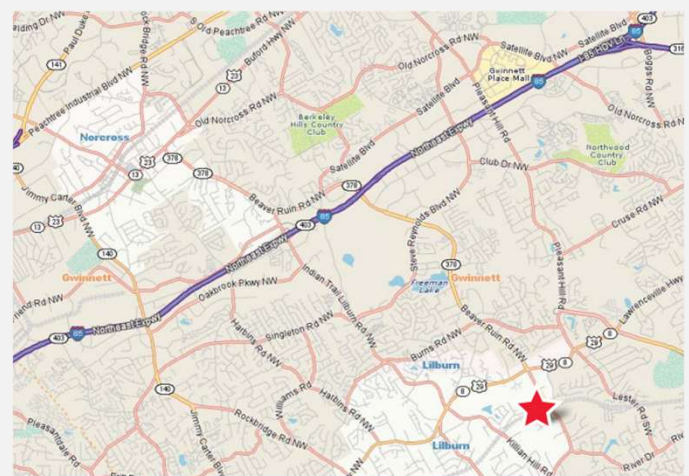
- Total SF 17,060 SF
- Bldg 1 – 11,000 SF
 - Includes 2 story office, comprising of ~2,000 SF
 - 1 Dock High and 2 Drive-In Doors
- Bldg 2 – 6,060 SF
 - 905 SF of office
 - 2 Drive-in Doors
- 26 FT clear
- Clear Span
- 3-phase POWER
- 1 Dock High and 4 Drive-Ins
- ONLY 7 MINUTES FROM I-85
- New carpet, paint, systems
- Ideal for contractors, industrial users, or investors



PROPERTY SUMMARY

Building 1 ~11,000 SF (Built 1987)
Building 2 ~6,060 SF (Built 1998)

Total Land Area	1.00 Acre
Zoning	IA – Industrial Activity
Parcel ID	R6133 230



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