

FOR LEASE

warehouse | flex space



MONTGOMERY TRADE CENTER

4215 MONTGOMERY STREET
SAVANNAH | GEORGIA 31405

- > Midtown warehouse/flex space
- > Centrally located, 0.9 miles to Lynes Parkway and 1.7 miles to I-16
- > Recently Renovated – including new roof and roll up doors
- > Various sized units available with outdoor storage
- > Montgomery Street frontage with traffic count of $\pm 12,400$ vehicles per day
- > Property undergoing major capital improvements to roof and structure

Starting At:

\$6.00

PSF TRIPLE NET RENT



Accelerating success.

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**GET IN
touch**

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MEDING STREET



MONTGOMERY STREET

W 59TH STREET

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*Units can be combined or leased separately

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AVAILABILITY

UNIT	SIZE	RENT/SF	DRIVE-IN DOOR	DOCK DOOR	COLUMN SPACING	AVAILABILITY
4201	10,000 SF	-	-	-	-	LEASED
4203	10,000 SF	-	-	-	-	LEASED
4204	4,800 SF	\$6.50/SF, NNN (\$0.92)	1	-	20' x 20'	Now
4205	4,800 SF	-	-	-	-	LEASED
4207	4,800 SF	-	-	-	-	LEASED
4208	4,800 SF	-	-	-	-	LEASED
4209	10,800 SF	-	-	-	-	LEASED
4210*	5,400 SF	-	-	-	-	LEASED
4211	2,100 SF	-	-	-	-	LEASED
4213	2,100 SF	-	-	-	-	LEASED
4215	15,630 SF	-	-	-	-	LEASED
4215B	1,665 SF	\$6.00/SF, NNN (\$0.92)	-	-	-	Now
4217*	5,400 SF	-	-	-	-	LEASED

Build to Suit office options available

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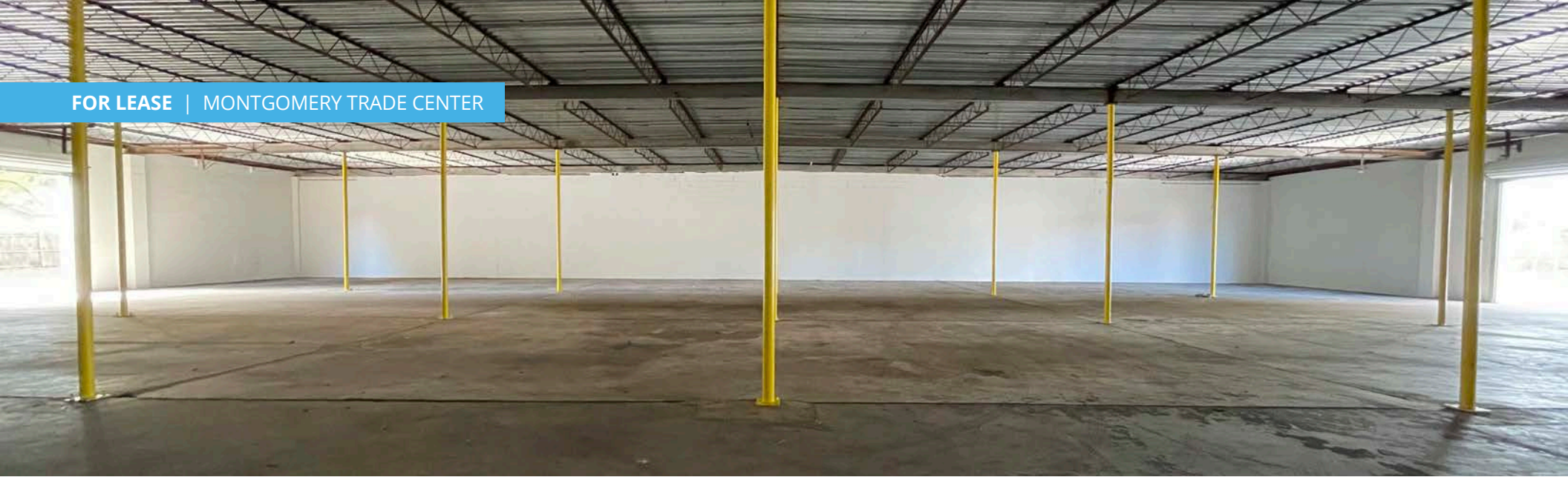
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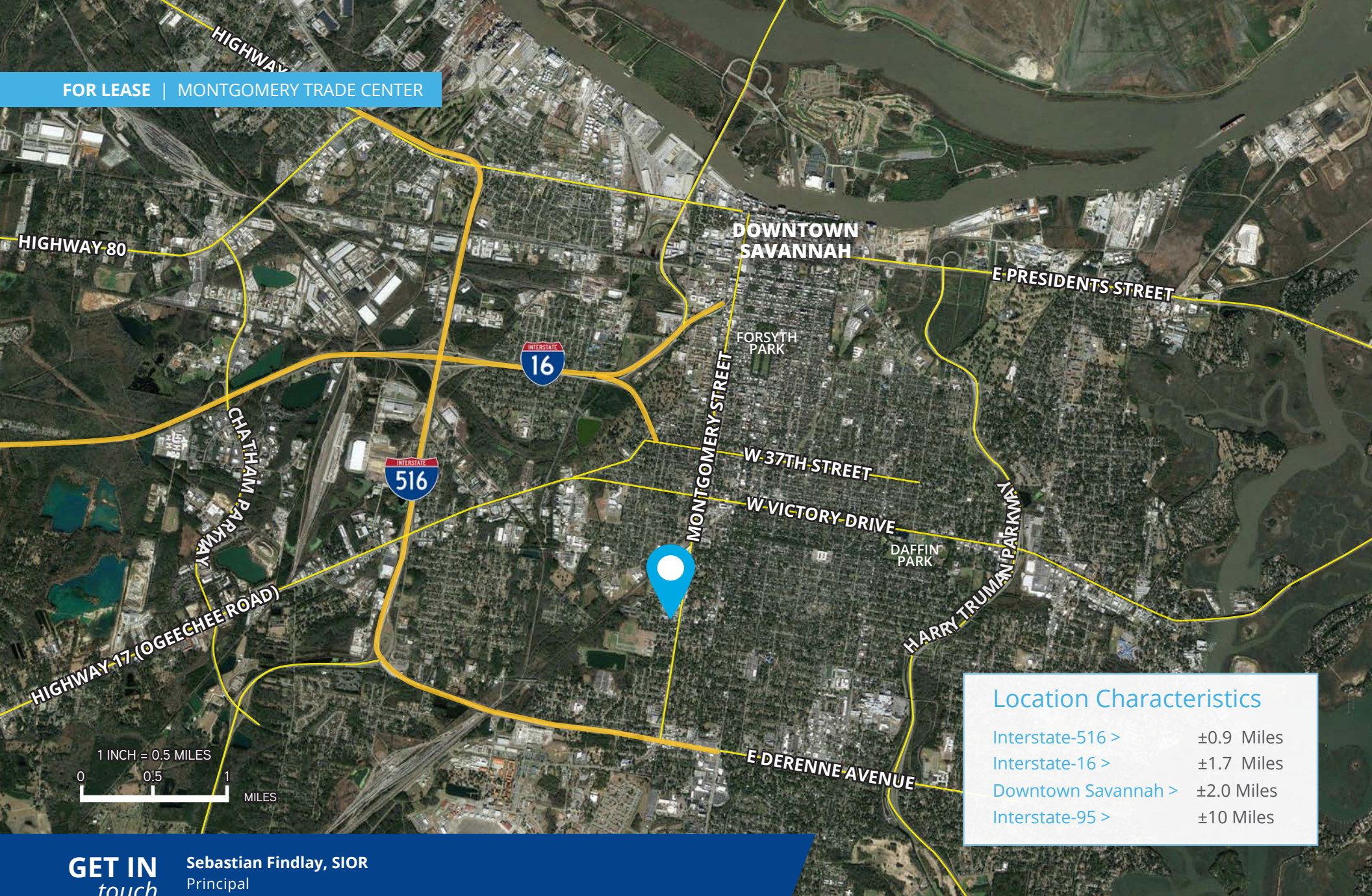
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Location Characteristics

Interstate-516 >	±0.9 Miles
Interstate-16 >	±1.7 Miles
Downtown Savannah >	±2.0 Miles
Interstate-95 >	±10 Miles

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