

LAMBERT FARMS LOGISTICS PARK

405 KING MILL ROAD, MCDONOUGH, GA 30252

291,600 SF AVAILABLE FOR SUBLEASE

TERM THRU APRIL 2028



LEASING INFORMATION:

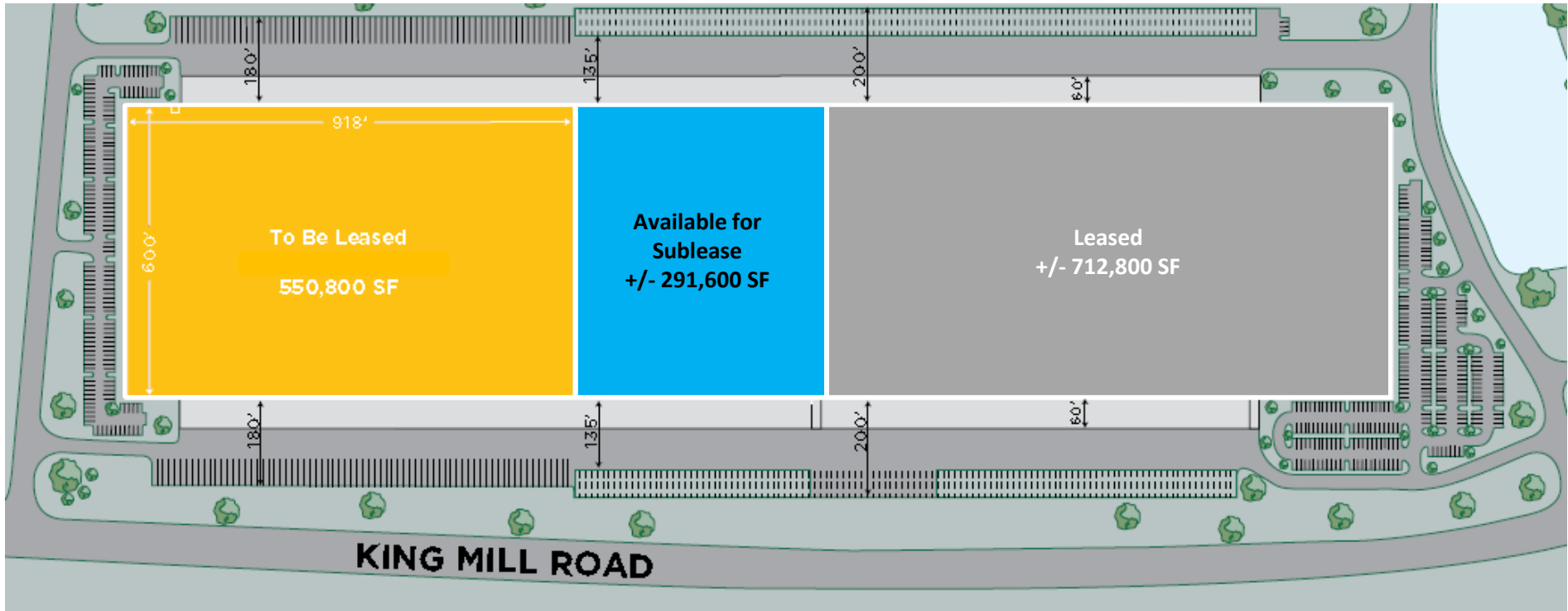
RELIANT REAL ESTATE PARTNERS, LLC
ADAM RICHARDS / TYLER FANN
404-760-7180

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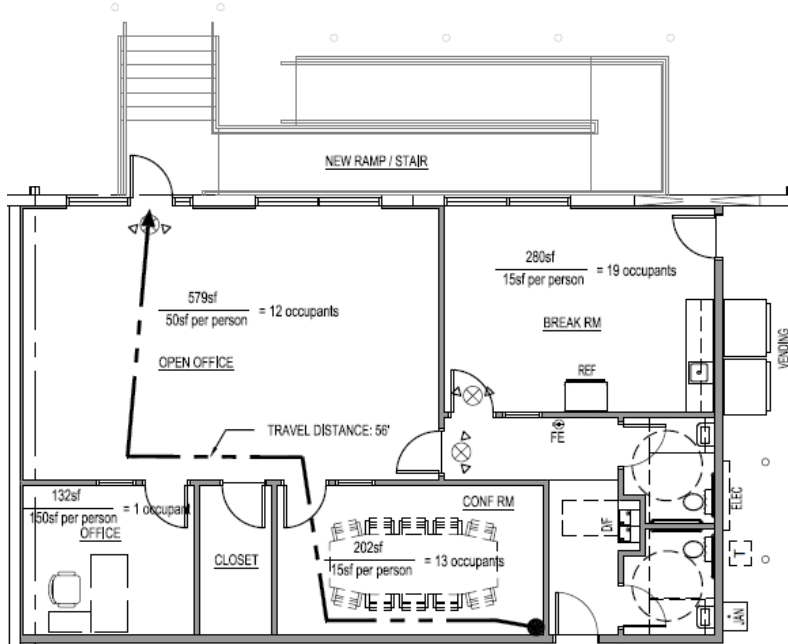
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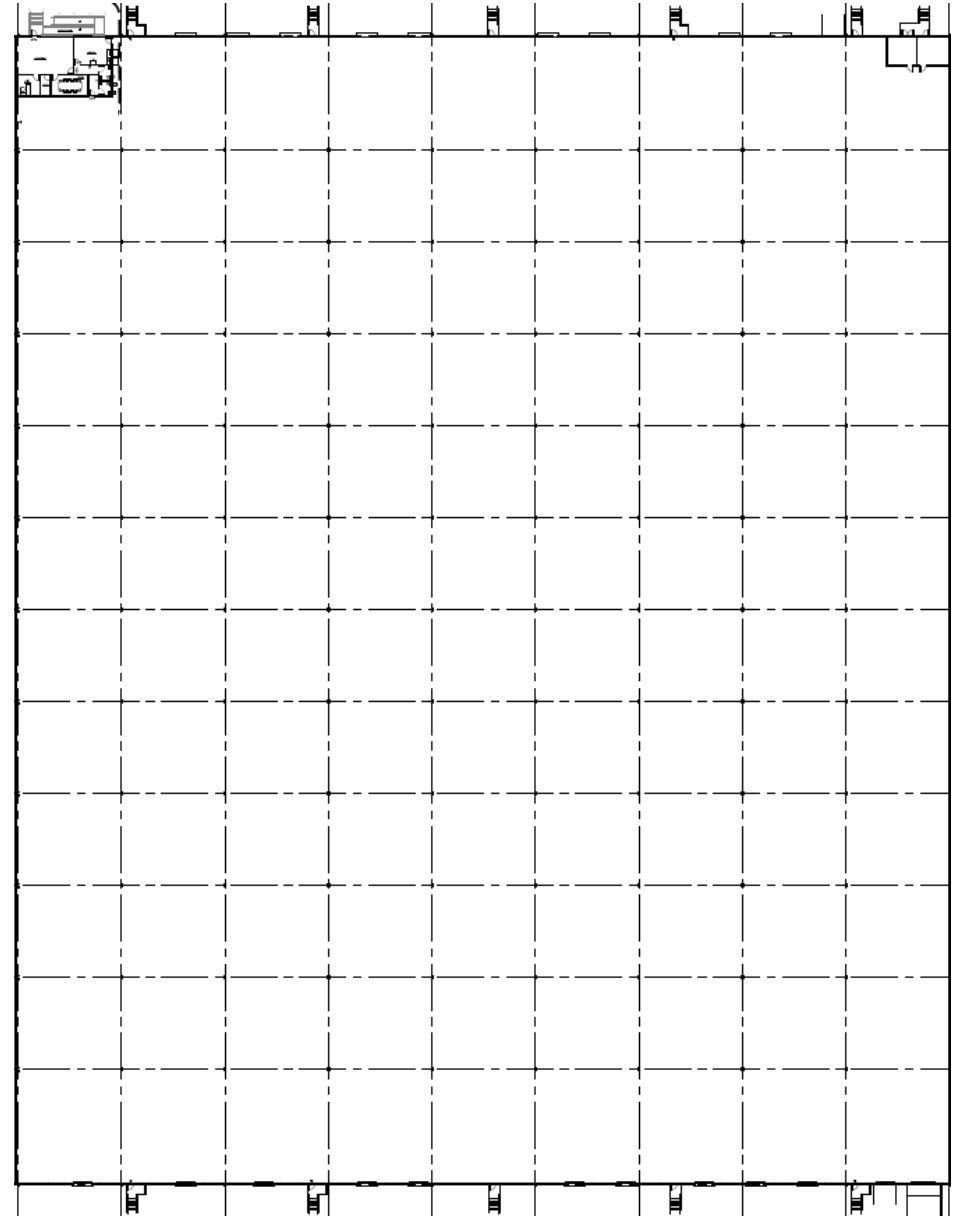
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Year Built:	2018	Building Type:	Concrete tilt-up / cross-dock configuration
Total Building SF:	1,555,200	Floor Slab:	7" unreinforced 4,000 psi on 6" GAB
Contiguous SF Range:	291,600 – 842,400 (can be combined w/space next door)	Sprinkler:	ESFR
Office SF:	2,616	Truck Court:	135' – 190', 60' concrete apron
Building Depth:	600'	Dock Equipment:	40,000 lb. hydraulic levelers, locks, seals and lights
Column Spacing:	54' x 48', 60' at first column line	Warehouse Lighting:	LED w/ motion sensors
Clear Height:	36'	Roof:	60 mil white TPO with R-28 insulation
Dock High Doors:	28 (19 with levelers)	Power:	277/480 volt, 3-phase electrical service
Drive-in Doors	One (1) 12' x 16'	Zoning:	M-1, Henry County



Office Floor Plan – 1,616 SF



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