

# LEASE

112 BEN BURTON CIRCLE

112 Ben Burton Circle Bogart, GA 30622



## PROPERTY DESCRIPTION

This property has 4800 SF of warehouse space available for lease. This space comprises two restrooms, one grade-level door and two dock-high doors.

## PROPERTY HIGHLIGHTS

- 20 foot ceilings.
- Two dock high doors with plenty of turnaround room.
- One roll up door.
- Plentiful parking.

## OFFERING SUMMARY

Lease Rate:	\$3,200.00 per month (MG)
Number of Units:	3
Available SF:	4,800 SF
Lot Size:	1.2 Acres
Building Size:	9,600 SF

**Roby Redwine**   **Katie Reeves**  
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COLDWELL BANKER  
COMMERCIAL  
UPCHURCH REALTY

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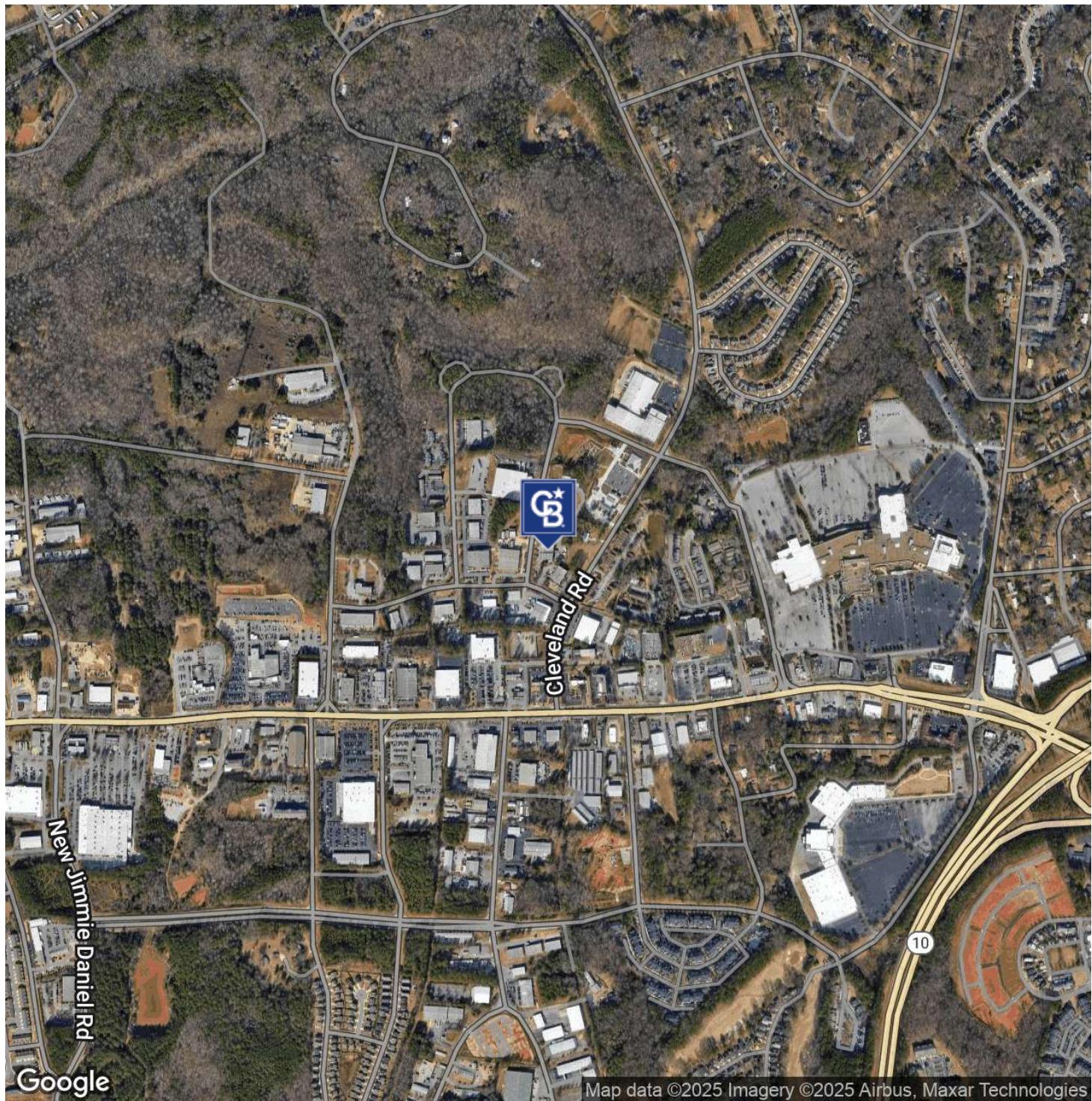


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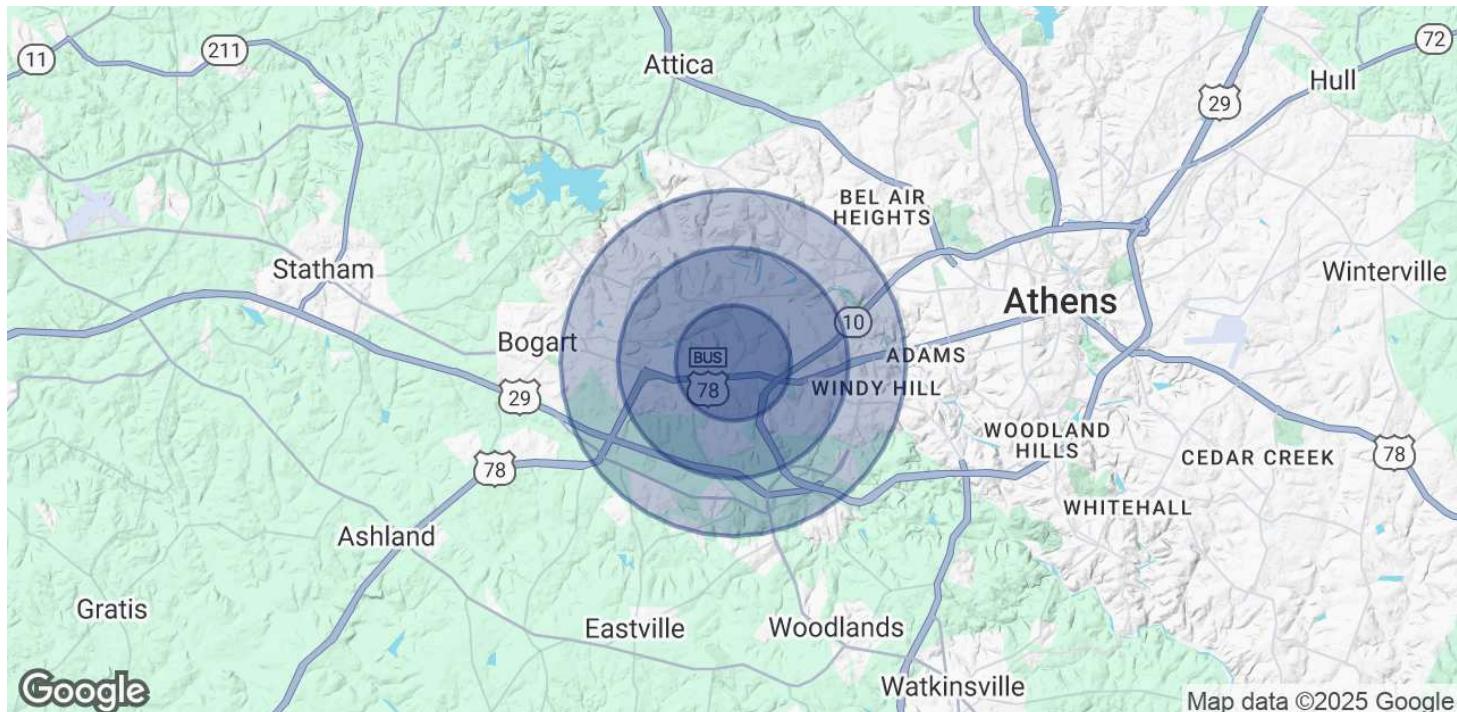


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## POPULATION

	1 MILE	2 MILES	3 MILES
Total Population	3,834	12,206	24,682
Average Age	41.1	41.1	39.4
Average Age (Male)	40.3	39.7	37.9
Average Age (Female)	41.2	44.8	42.8

## HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
Total Households	1,693	5,349	10,535
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$71,975	\$76,356	\$84,828
Average House Value	\$211,629	\$218,827	\$220,210

2020 American Community Survey (ACS)

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