

18019 Logistics Parkway, NE
Covington, GA 30014

701,984 SF AVAILABLE
DELIVERS 2Q 2023

Cross-Dock Design

40' Clear Height

50' x 56' Column Spacing
with 60' Speed Bays

195' Truck Court
with 60' Concrete Apron

(142) 9' x 10' Dock-High Doors

(4) 13' x 14' Drive-In Doors

LED lighting with Motion Sensors

TPO Roof

ESFR Fire Protection

Located in a TIER 2 COUNTY,
which provides a \$3000 tax credit
for each new job created for up to
5 years

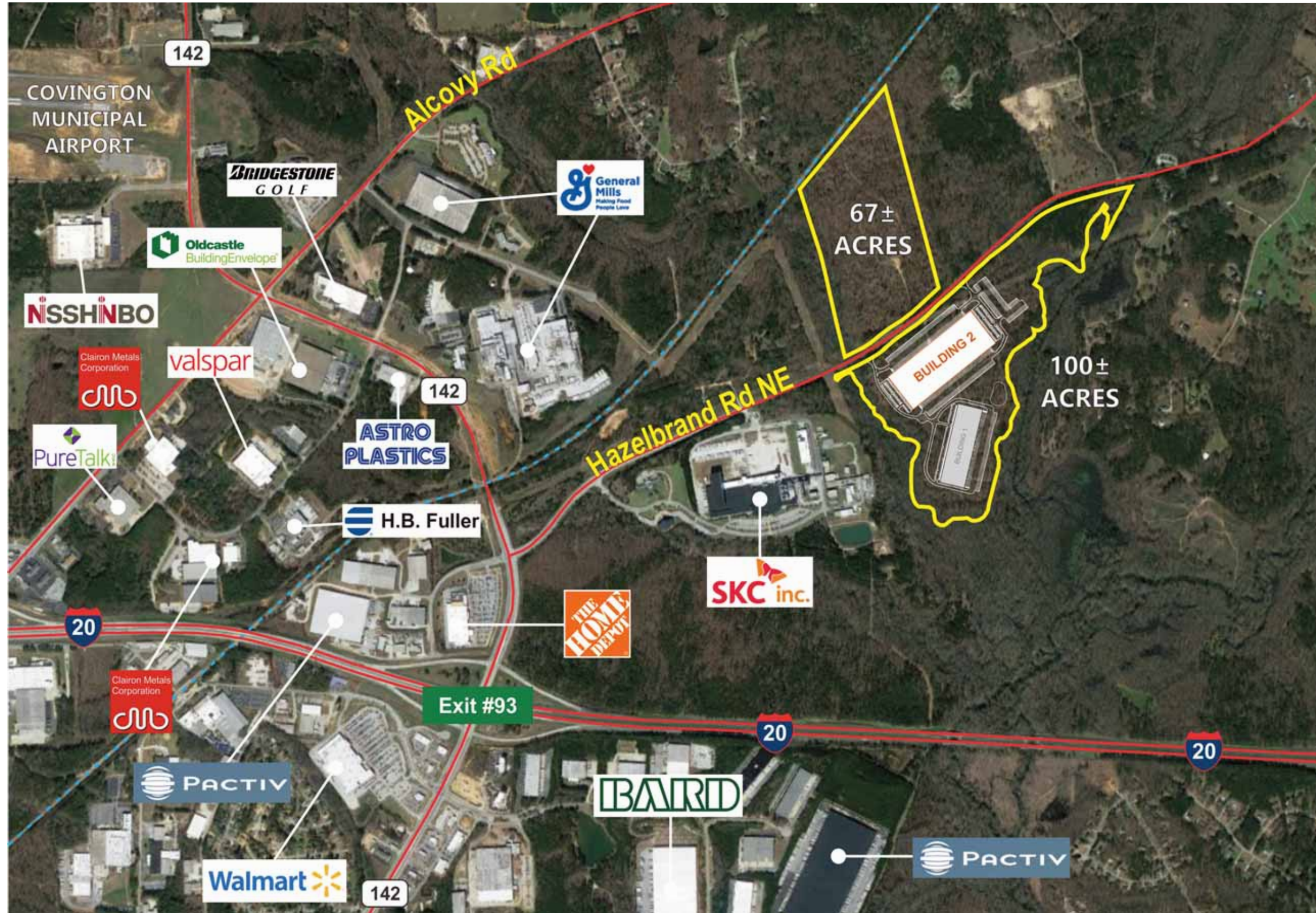
FOR MORE
INFORMATION
PLEASE CONTACT

BOBBY MAYSON
770.729.2817
bmayson@lavista.com

OWNED AND MANAGED BY

AshleyCapital
opportunity into value





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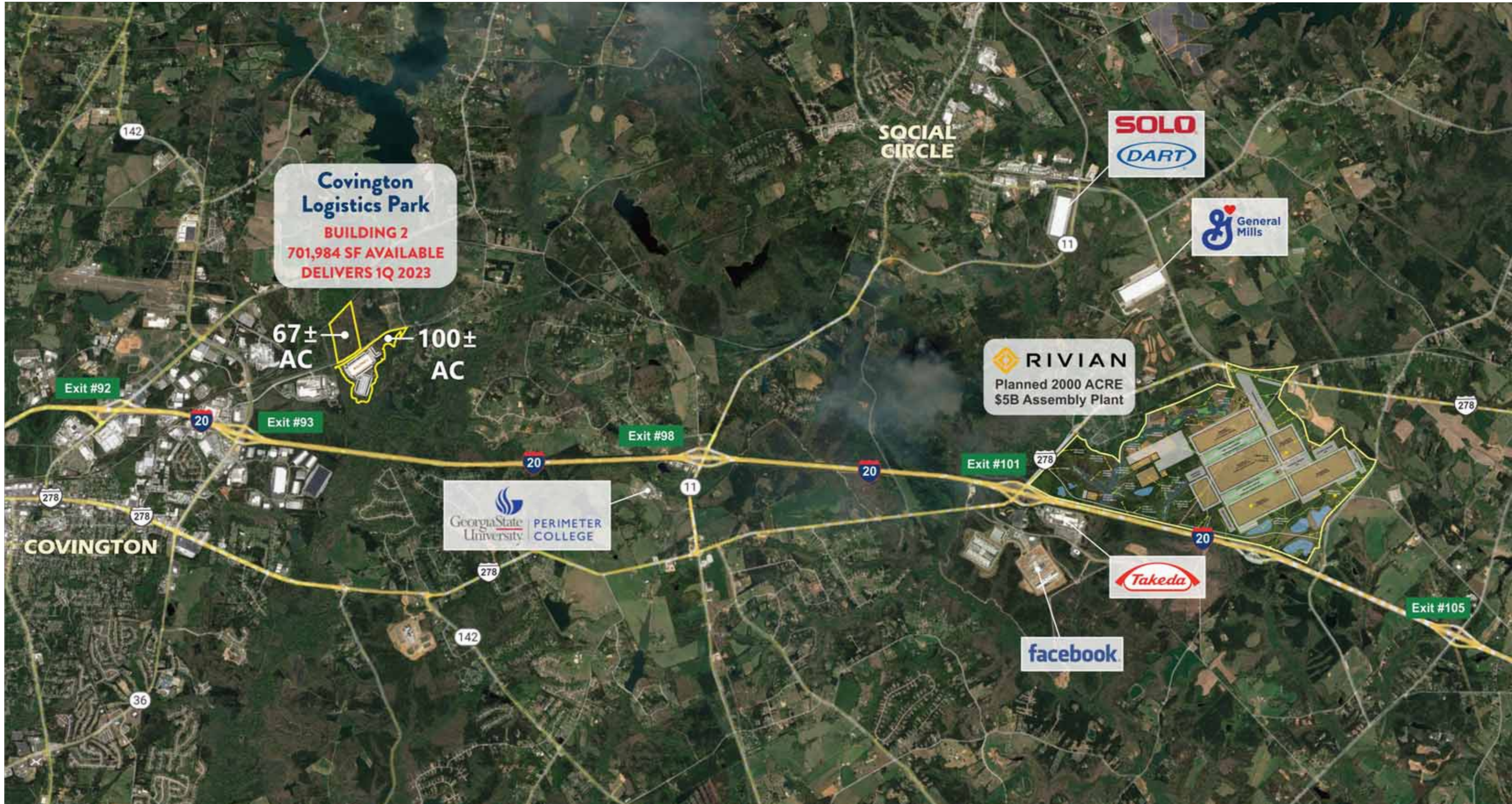
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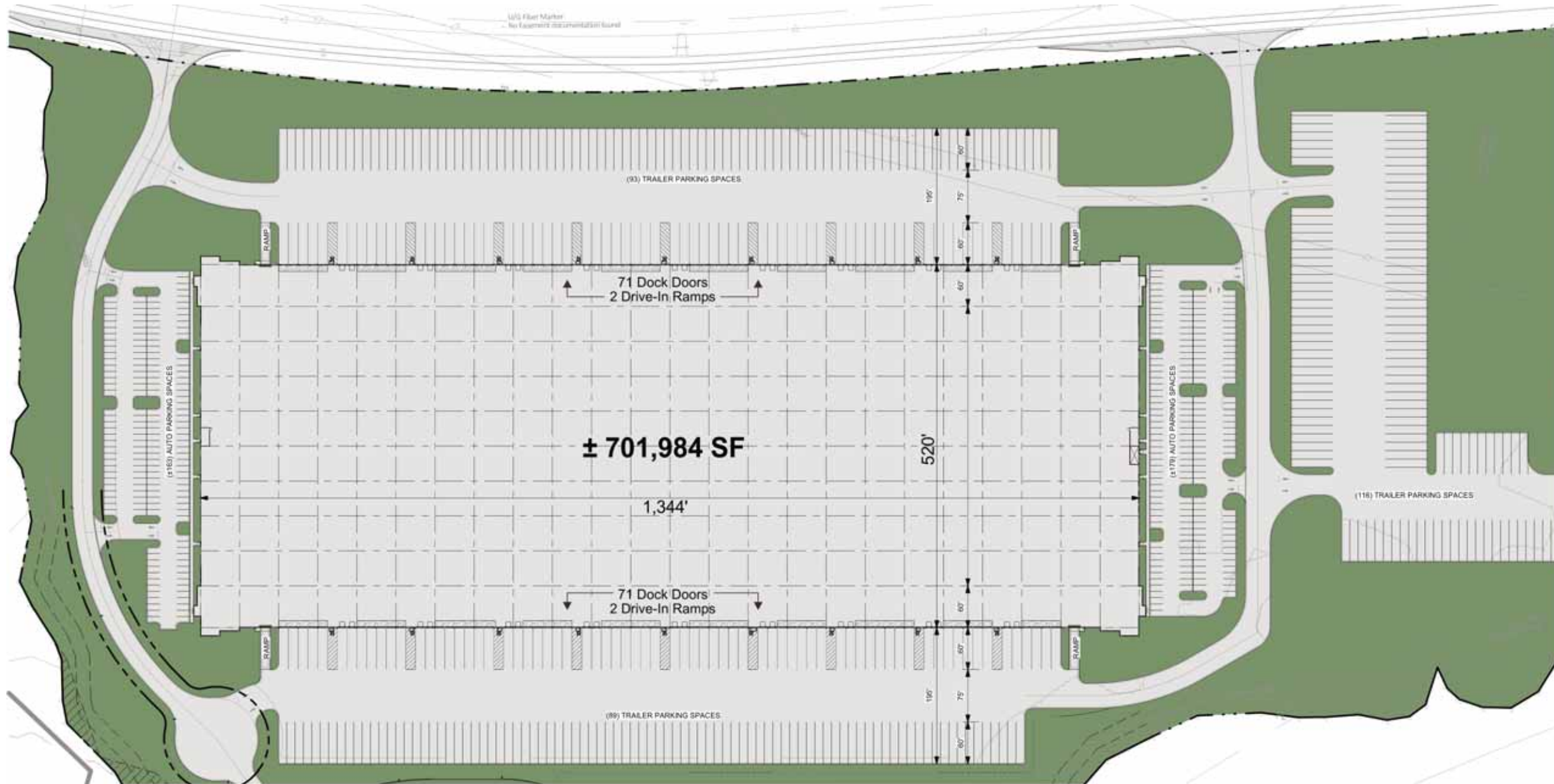
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PARKING SCHEDULE				
CAR PARKING	HANDICAP PARKING	TRAILER PARKING	FUTURE CAR PARKING	FUTURE TRAILER PARKING
342	0	455	0	0

1 PRESENTATION SITE PLAN
P-01 SCALE: 1" = 80'-0"



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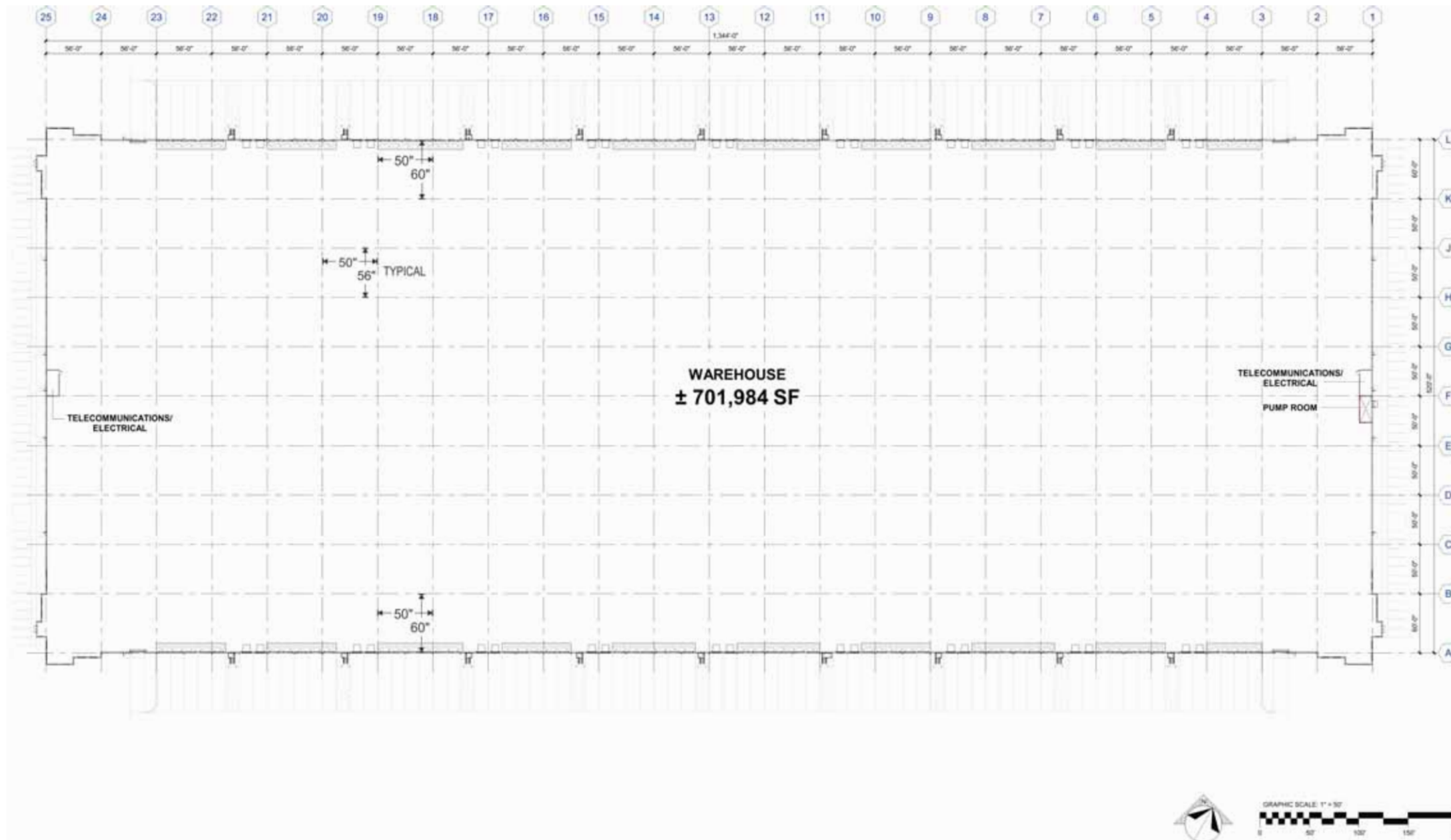
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PROPERTY SPECIFICATIONS



SIZE	Total: 701,984 Square Feet Available: 701,984 Square Feet Minimum Divisible: 300,000 Square Feet
DIMENSIONS	520' x 1344' (Cross-Dock Design)
SITE	62.36 Acres
CONSTRUCTION	Walls: Tilt-Up Concrete Panels Slab: 7" Concrete Slab Roof: TPO (45 mil / R22 Insulation) Ceiling Height: 40' Clear Minimum Column Spacing: 50' x 56' with 60' speed bays Clerestory Windows: 180
ELECTRICAL POWER	4000 Amps / 480 Volt / 3 Phase
SPRINKLER	ESFR/K25 HEADS
LIGHTING	LED with Motion Sensors
WATER / SEWER	City of Covington
NATURAL GAS	City of Covington
TRUCK LOADING	(142) 9' x 10' Dock-High Doors (36) 40,000 lb Hydraulic Levelers (4) 13' x 14' Drive-in Doors 195' Truck Court with 60' Concrete Apron
ZONING	ID (Industrial Distribution)
PARKING	483 Automobile 182 Trailer Staging (80 Future Trailer Staging Spots)
TRANSPORTATION	Located Approximately 1 mile from I-20 via Exit #93 (GA Hwy 142)

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