

INDUSTRIAL PROPERTY FOR SALE

99,800+/- SF Warehouse/Storage Buildings on 18.46+/- Acres

KING Industrial
Realty, Inc.



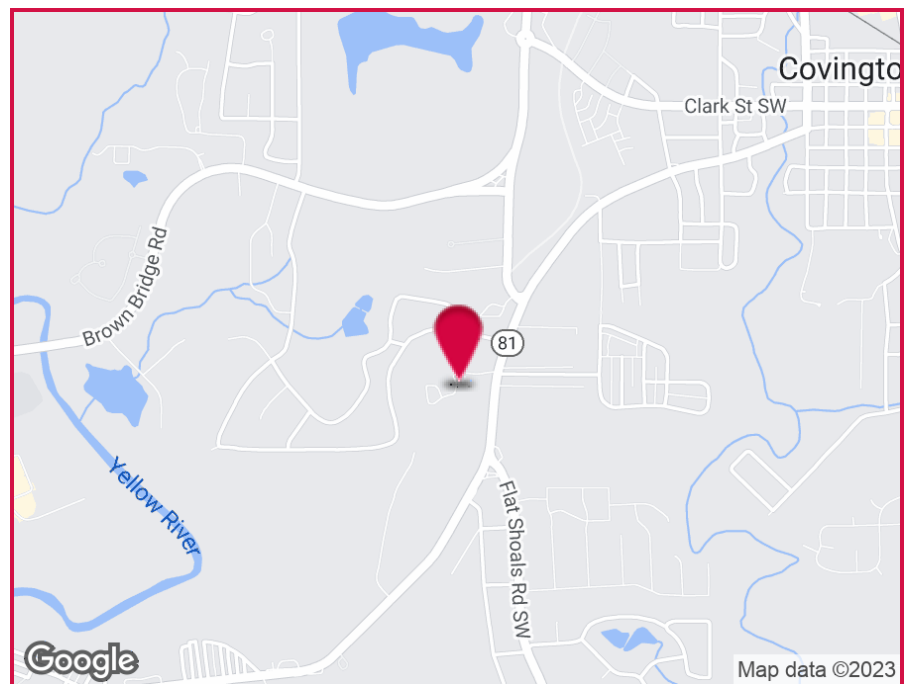
7184 Washington Street, Covington, GA 30014

OFFERING SUMMARY

Lot Size: 18.46 Acres
Building Size: 99,800 SF

PROPERTY HIGHLIGHTS

- Zoned M1
- Approximately 1.5 Miles from I-20
- Flat Topography
- Several Warehouse/Storage Sheds totaling SF shown
- 1,250+/-SF Office



For More Information Contact:

ANDREW JOHNSON

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BRIAN BRATTON, SIOR

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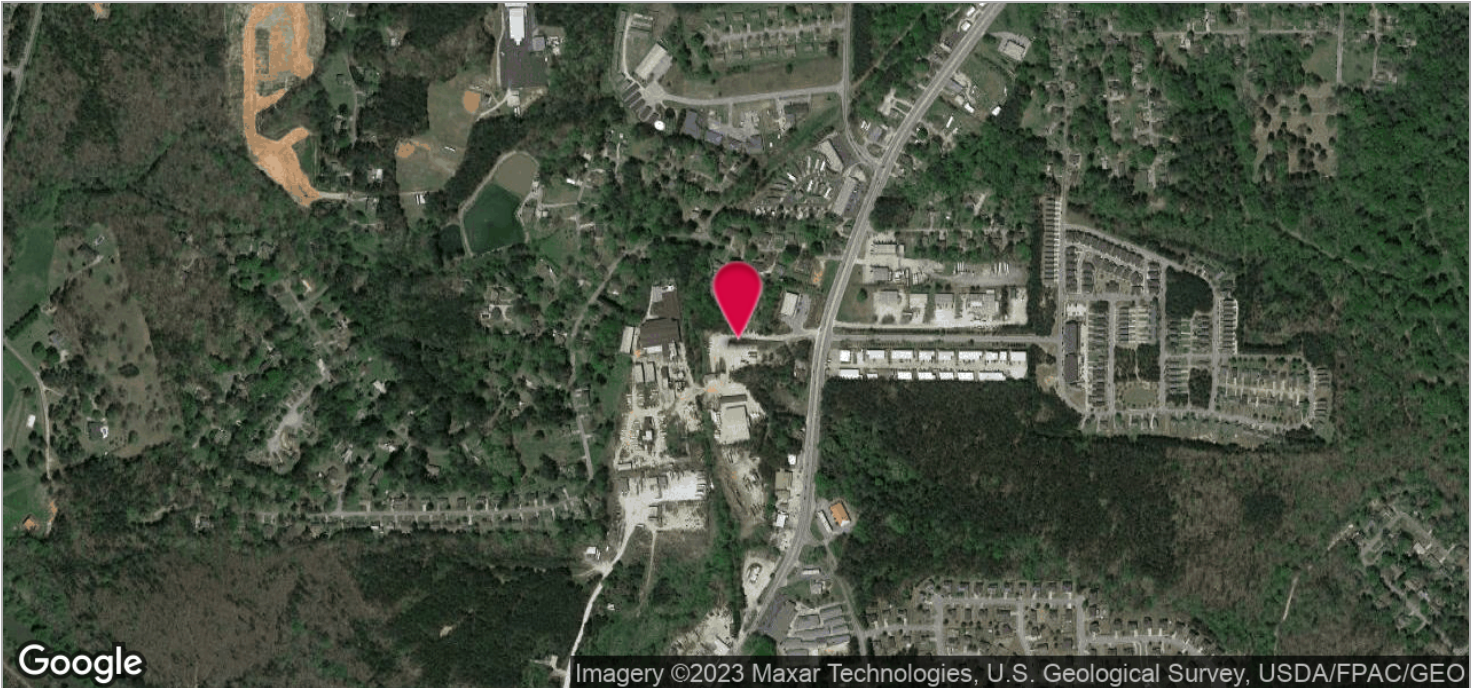
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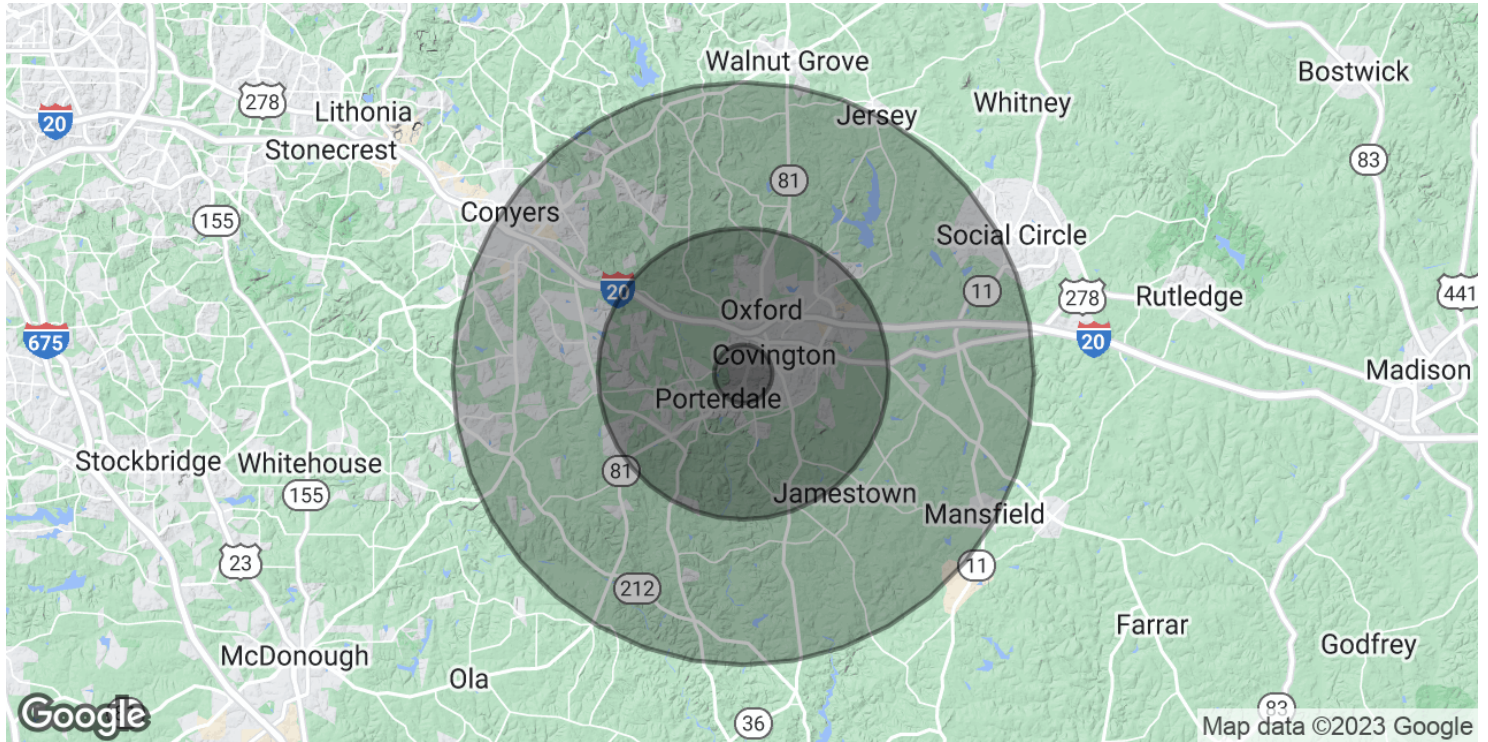
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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	3,941	59,845	160,039
Average Age	38.6	34.2	37.2
Average Age (Male)	37.7	32.3	35.4
Average Age (Female)	38.6	36.5	38.6

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	1,532	21,092	58,832
# of Persons per HH	2.6	2.8	2.7
Average HH Income	\$50,631	\$64,765	\$69,949
Average House Value	\$246,574	\$146,803	\$162,122

* Demographic data derived from 2020 ACS - US Census

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Every effort has been made to provide accurate information, but no liability is assumed for errors and omissions