

NOW FOR SALE

**40' CLEAR FULLY RACKED FREEZER BUILDING**  
**AVAILABLE FOR SALE OR LEASE**



235  
NW Industrial Blvd  
MACON, GA

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**CBRE**



# PROPERTY HIGHLIGHTS

## PROPERTY OVERVIEW



**110,776**  
Freezer SF



**11,750**  
Pallet Positions



**17**  
Dock Doors



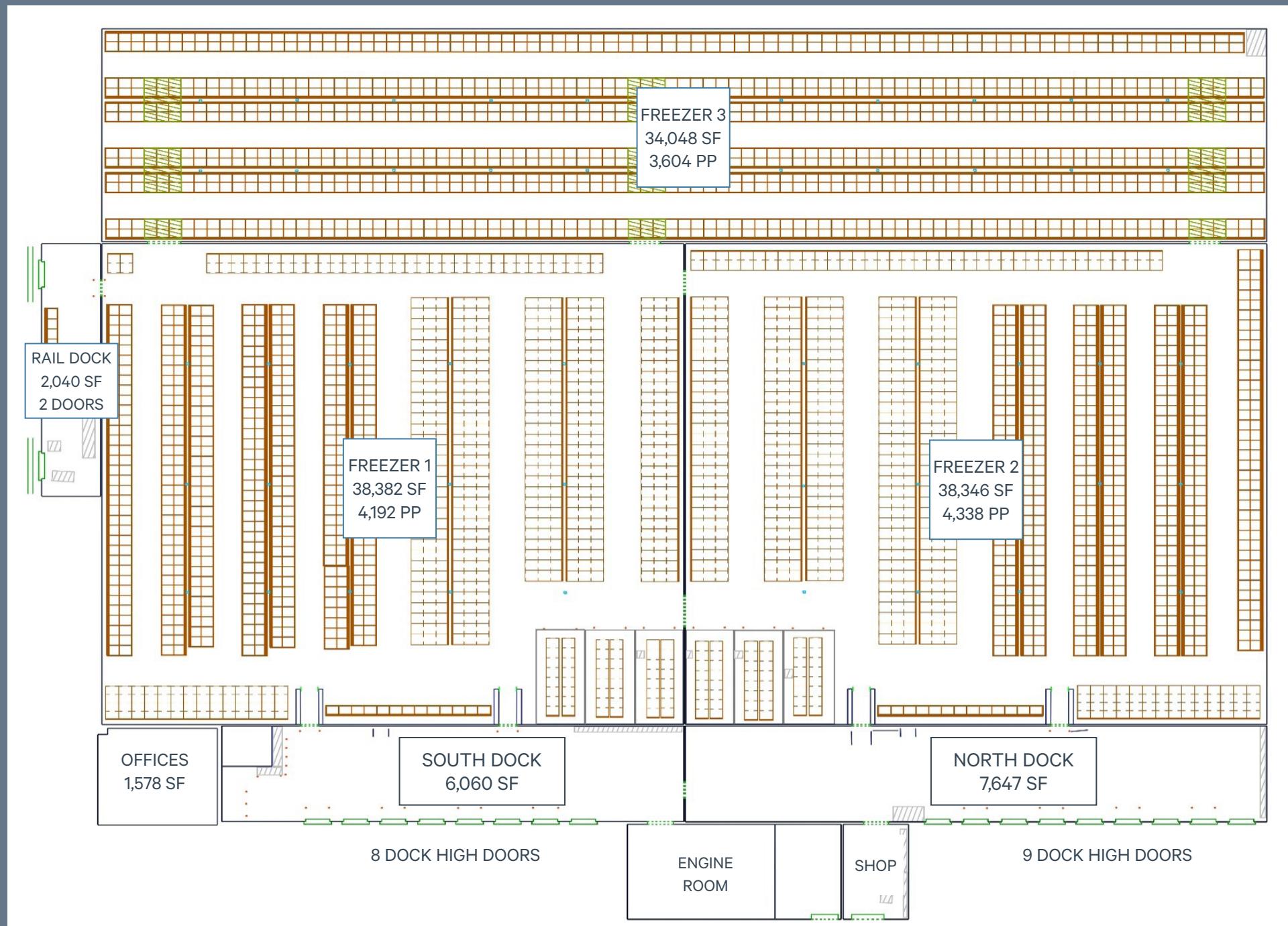
**40'**  
Clear Height

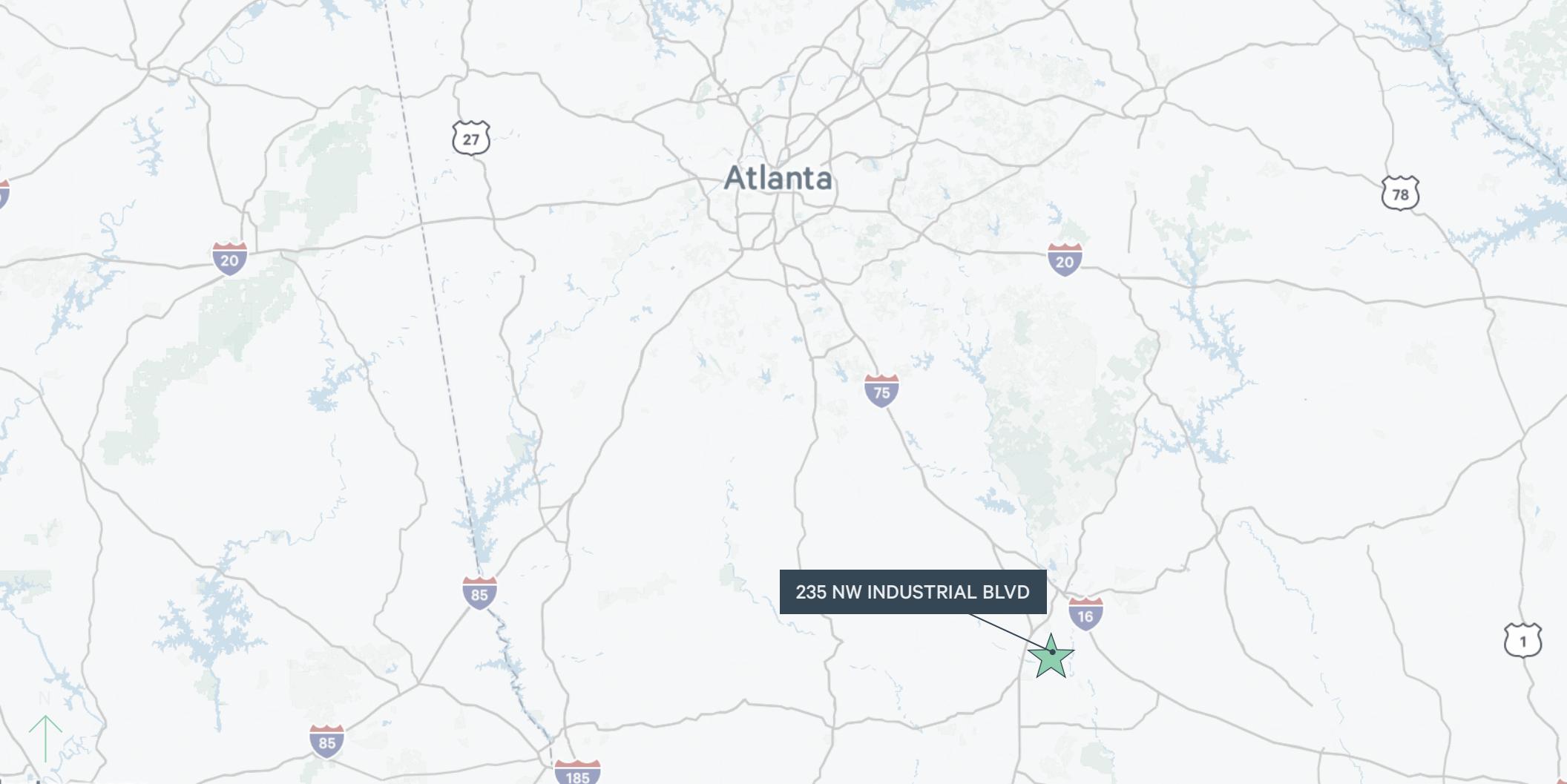


**3**  
Freezer Rooms

Property Address	235 NW Industrial Blvd Macon, GA 31216
Property Type	Cold Storage Warehouse
Building SF Total	135,102 SF
Year Built	1999
Clear Height	40'
Cold Storage Areas	Freezer - 110,776 SF (3 Rooms)
Temperature Range	-10° to 0°
Pallet Positions	11,750 Double Deep Reach Rack
Refrigeration System	Ammonia
Refrigerated Dock Area	15,748 SF
Office Area	1,578 SF
Dock High Doors	17 Dock Doors, 2 Rail Doors
Employee Parking	20 + 1 HC
Trailer Parking	Additional parking can be provided
Yard	Fully Fenced & Secured

# FLOOR PLAN





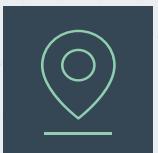
GARDEN CITY  
PORT TERMINAL  
172 MILES



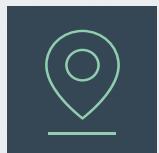
OCEAN CITY  
PORT TERMINAL  
171 MILES



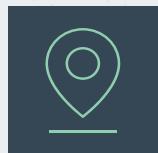
HARTSFIELD-JACKSON  
ATLANTA INTERNATIONAL  
87.6 MILES



INTERSTATE 16  
12.8 MILES

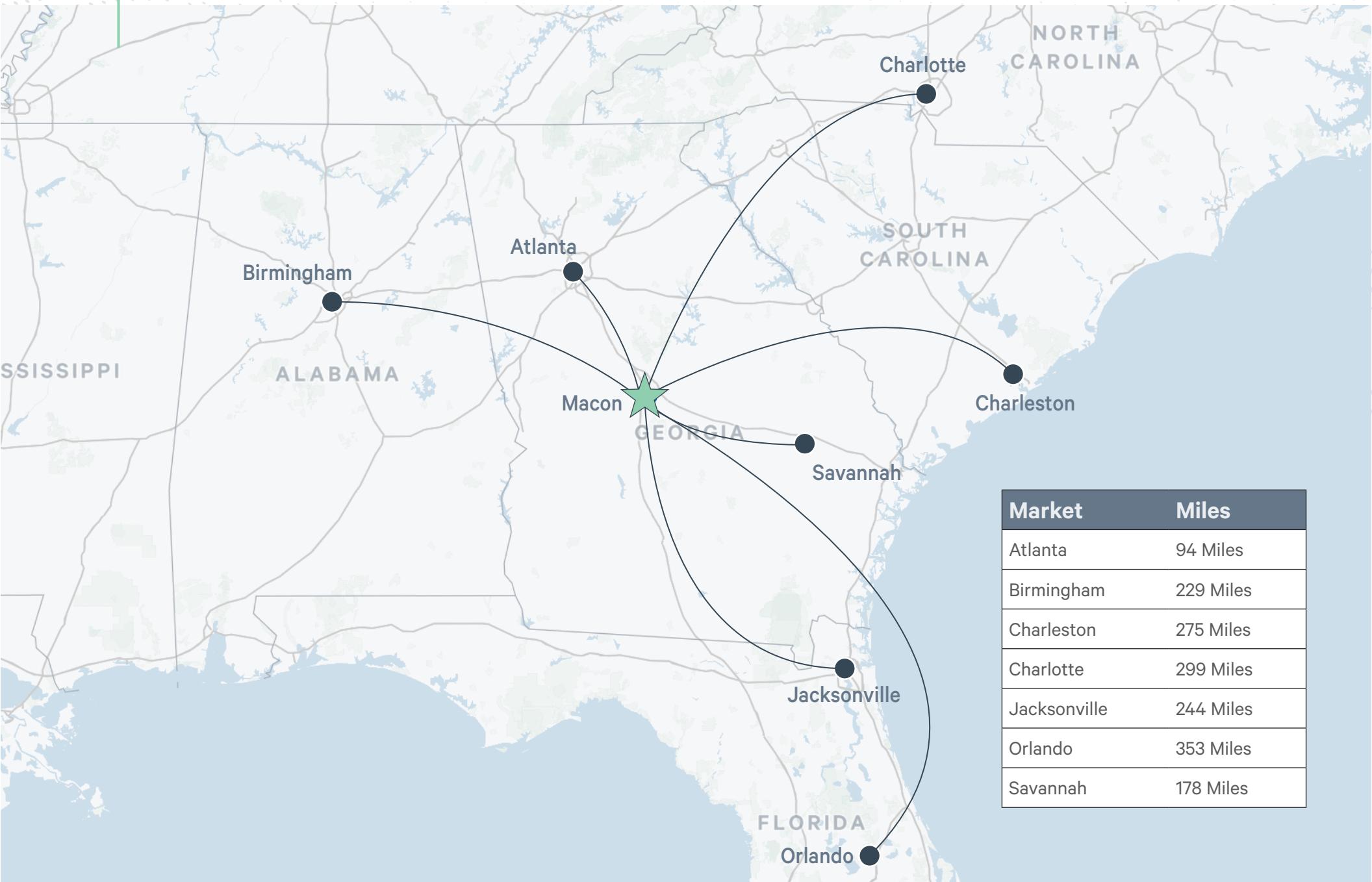


INTERSTATE 75  
7.4 MILES



INTERSTATE 85  
9.2 MILES

# REGIONAL MAP





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# MACON, GEORGIA



Macon, Georgia, is well known for its rich musical heritage, particularly its contributions to Southern rock and soul music. The Allman Brothers, Otis Redding, Little Richard, and others have called Macon home. The Allmans and Otis Redding recorded some of their most iconic songs at Capricorn Studios in downtown Macon.

Macon enjoys stunning architecture and Southern charm, and is also recognized as the “Cherry Blossom Capital of the World”, boasting historical sites like the Ocmulgee Mounds National Historical Park.

# 235 NW Industrial Dr

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