

OLD DIXIE IOS



HARTSFIELD JACKSON ATLANTA
INT'L AIRPORT | 3.1 MILES

4780 OLD DIXIE HWY

FOREST PARK, GA 30297

- PRIME INDUSTRIAL OUTDOOR
STORAGE AT THE GATEWAY
TO ATLANTA LOGISTICS
- 7,500 SQUARE FEET ON
4 ACRE SITE NEAR HARTSFIELD-
JACKSON INT'L AIRPORT
- SIGNIFICANT ROAD
FRONTAGE ON HWY 41

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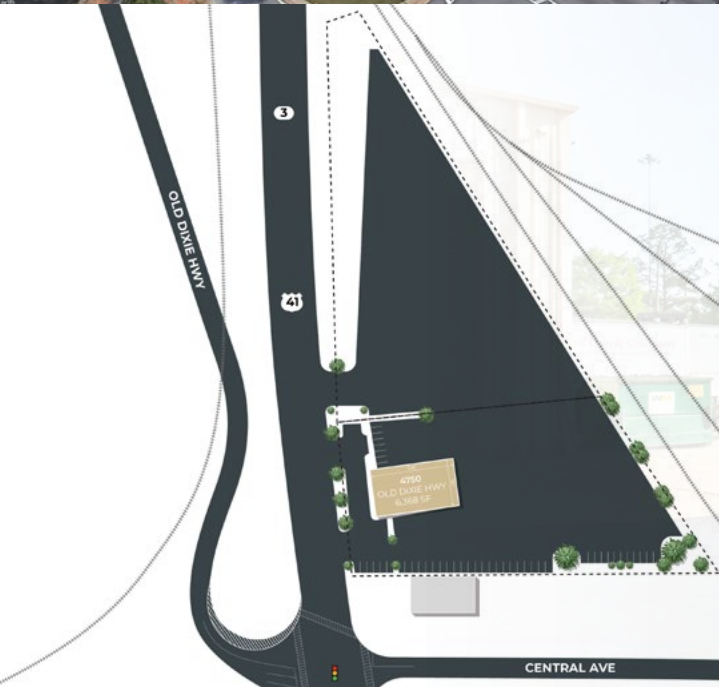


COMPETITIVE ADVANTAGES & SPECIFICATIONS



COMPETITIVE ADVANTAGES

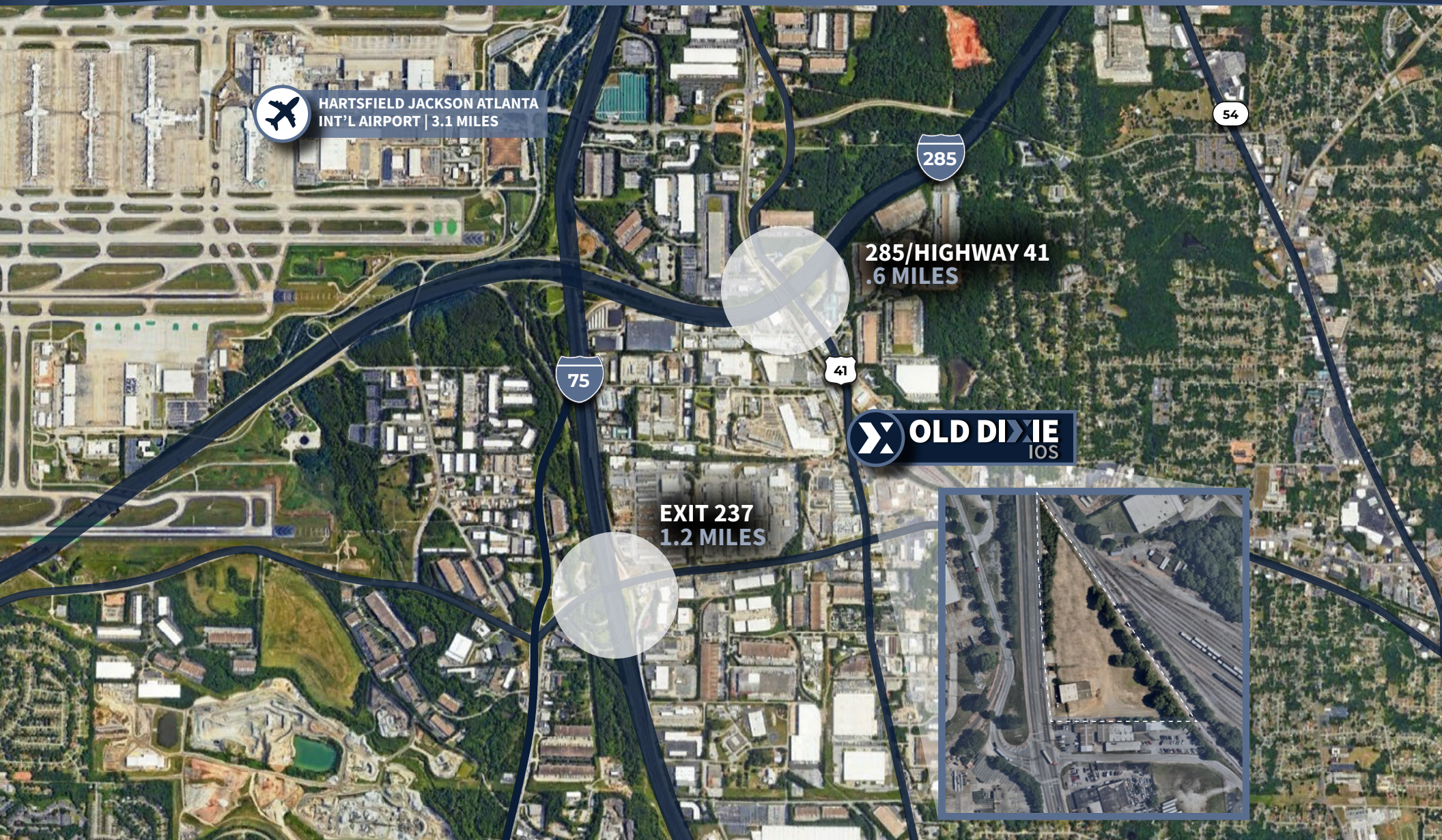
- » 3 Miles to Hartsfield Jackson Atlanta Int'l Airport
- » Immediate Connection to I-285 & I-75
- » Rising Demand for Industrial Outdoor Storage Near Airport
- » Located in the Heart of Atlanta's Growing Role as a Logistics Hub
- » Ability to Store Heavy Equipment, Trucks, Trailers, or Containers
- » In May 2024, the Total Cargo Volume at Hartsfield-Jackson Atlanta International Airport (ATL) was 51,818 Metric Tons, which Included Freight, Express, and Mail.



SPECIFICATIONS

- » 4 Acres
- » Heavy Industrial Zoned
- » 7,500 SF Shop
- » 8 Drive-Ins (14' x 16')
- » 18' Clear Height
- » Fenced and Graveled Lot
- » Paved Employee Parking

NAVIGATING SUCCESS



CONNECTED TO OPPORTUNITIES

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IOS



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