

# Hartman Business Center

550 Hartman Road | Austell, GA 30168

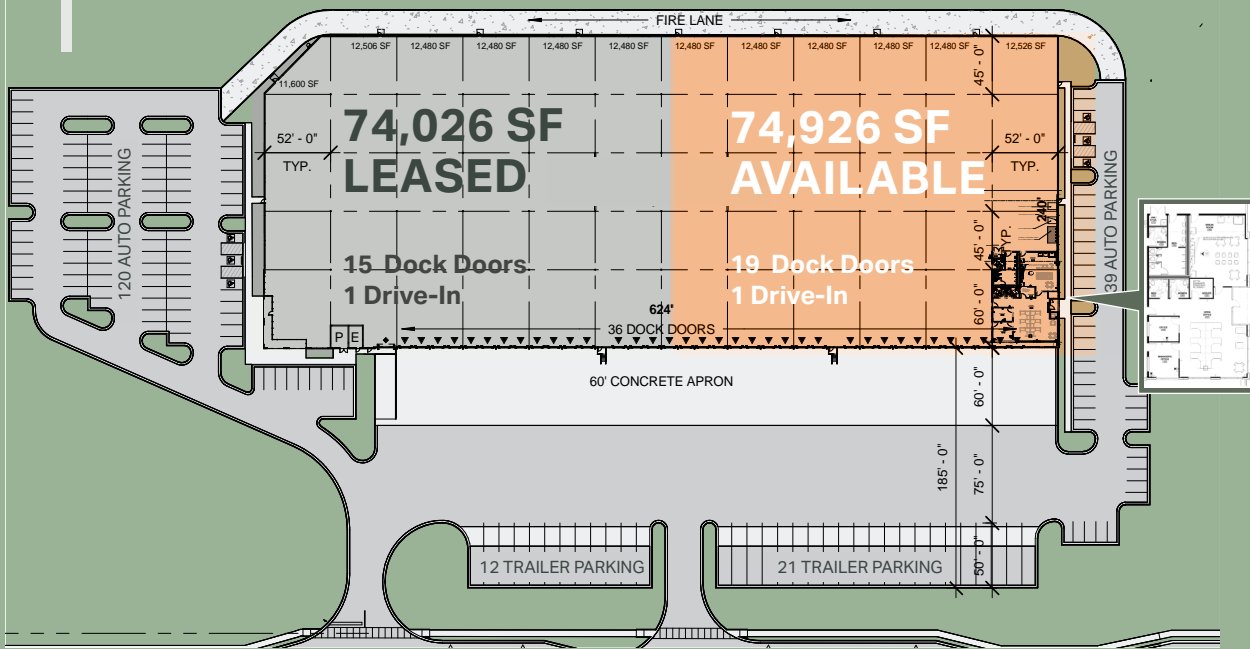
**±74,926 SF  
AVAILABLE**



**CBRE**

# Site Plan Building Specifications

±74,926 SF  
AVAILABLE



<b>Property</b>	Hartman Business Center 550 Hartman Road Austell, GA 30168
<b>Available</b>	74,926 SF
<b>Office Space</b>	2,334 SF
<b>Building Type</b>	Front Load Warehouse
<b>Dock Doors</b>	19 (9'x10') Dock High Doors; 1 Drive-in ramp 19 30,000 lb Edge of Dock Levelers
<b>Column Spacing</b>	52' Wide X 45' Deep (60' at Speed Bay)
<b>Trailer Parking</b>	21 Spaces
<b>Battery Charging</b>	6 (30 amp) Disconnects
<b>Floor</b>	6", 4,000 PSI; Dowel Baskets in Loading Bays
<b>Clear Height</b>	32'
<b>Truck Court Depth</b>	185'
<b>Auto Parking</b>	39 Auto Spaces
<b>Fire Protection</b>	ESFR
<b>Lighting</b>	LED Warehouse Lighting with Motion Sensors

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