

# FOR LEASE

**7604A Waters Avenue. Savannah, Georgia 31406**  
**Approximately 3600 RSF**



Stand Alone: 3600 RSF (40'x 90') with approximately 1000 RSF of Office Space; Has 2 Drive thru Doors (10'x 10'); Zoned B-N.

Rent: \$17.00/RSF (MG) \$5,100/Mo (1st Yr), Minimum Term - 3 Years, 4% Annual Increases.

Expenses: Tenant pays for its Utilities and Services; Shared Parking.



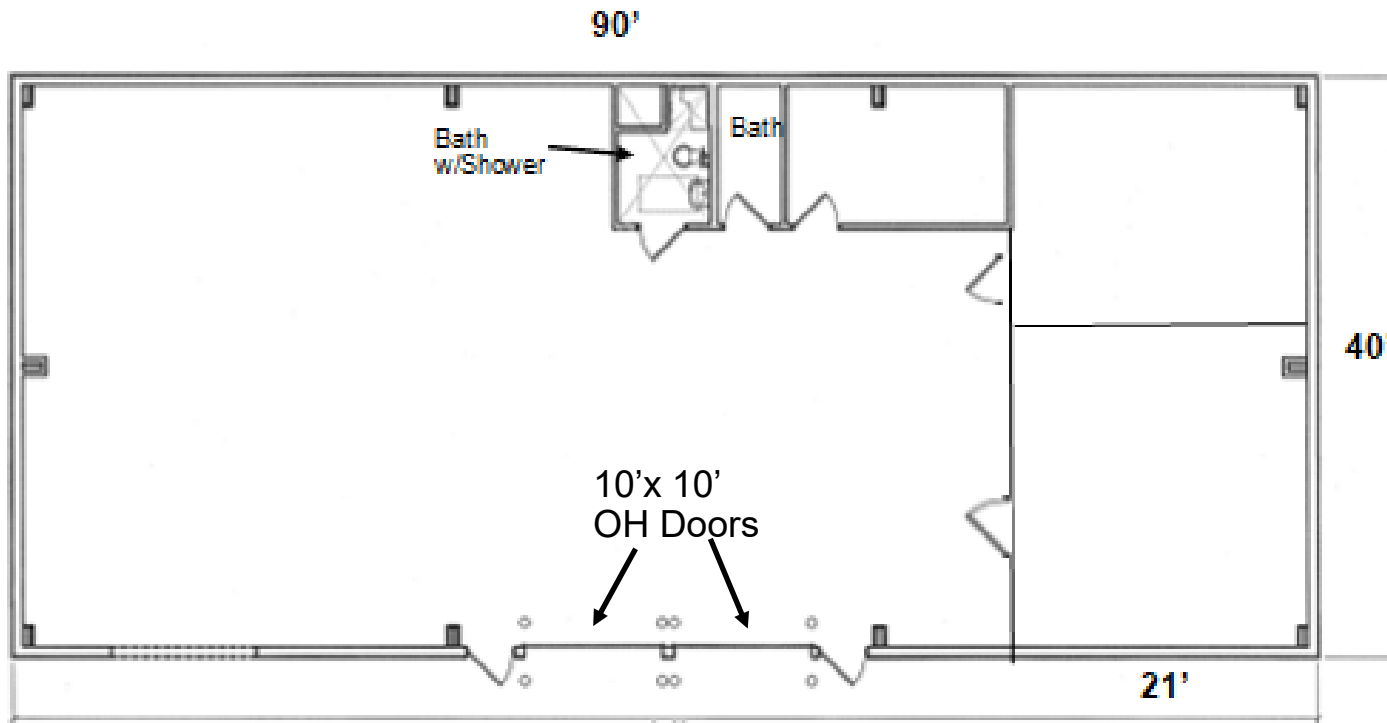
**Call: Gary Mankin, CCIM, Re/Max Savannah**  
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**gwmankin@gmail.com**



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# FOR LEASE

**7604A Waters Avenue. Savannah, Georgia 31406**  
**Approximately 3600 RSF**



The Building has 3600 RSF (40'x 90') with approximately 1000 RSF of Office Space; Has 2 Drive thru Doors (10'x 10'); Zoned B-N. Rent: \$17.00/RSF (MG) \$5,100/Mo (1st Yr), Minimum Term - 3 Years, 4% Annual Increases. Expenses: Tenant pays for its Utilities and Services for its Premises.

To see a Video of the interior use this link below:

<https://drive.google.com/file/d/1vRJhp42zDbjJKMJ835UyklulZnkJXgjE/view?usp=sharing>



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