

# 2424 LANCE COURT

LOGANVILLE,  
GA 30052

For Sale / Lease  
8,000 +/- SF Building on 5 +/- Acres

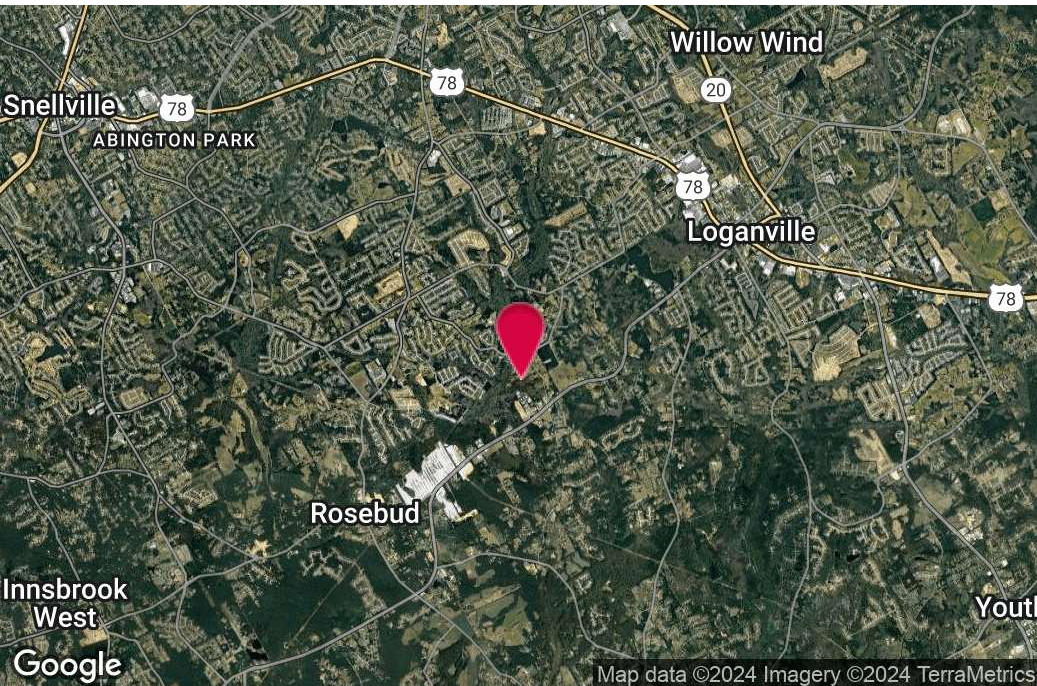
**JASON MCCART, SIOR**  
Senior Vice President  
770.601.5451  
jmccart@kingindustrial.com

**King** Industrial  
Realty, Inc.

Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)



FOR SALE/LEASE  
8,000 +/- SF BLDG  
ON 5 +/- ACRES



## PROPERTY HIGHLIGHTS

- 1,800 +/- SF Office Space
- (5) Drive-In Doors (12' x 14')
- 18' Ceiling Height
- On Septic
- 1 +/- Acre of Cleared Outside Storage w/Possibility to Increase w/Clearing

## OFFERING SUMMARY

Lot Size:	5 Acres
Building Size:	8,000 SF
Zoning:	B-2

### JASON MCCART, SIOR

Senior Vice President

770.601.5451

[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

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



Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)

# ADDITIONAL PHOTOS



**JASON MCCART, SIOR**

Senior Vice President

770.601.5451

[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

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

**King** Industrial  
Realty, Inc. **CORFAC**  
INTERNATIONAL

Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)

# ADDITIONAL PHOTOS



**JASON MCCART, SIOR**

Senior Vice President

770.601.5451

[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

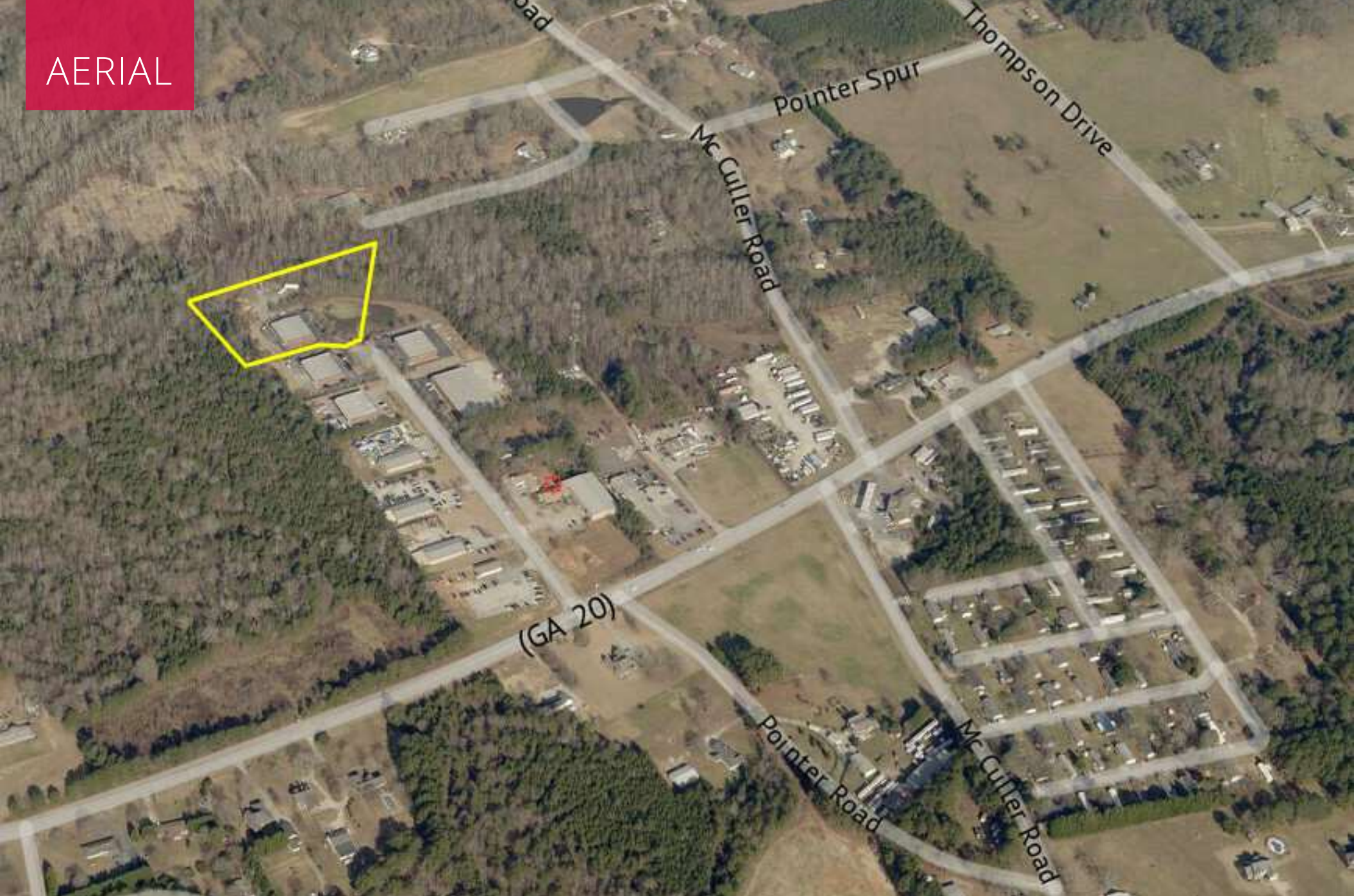
*Every effort has been made to provide accurate information, but no liability is assumed for errors or omissions.*

**King** Industrial  
Realty, Inc.

**CORFAC**  
INTERNATIONAL

Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)

AERIAL



**JASON MCCART, SIOR**

Senior Vice President

770.601.5451

[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

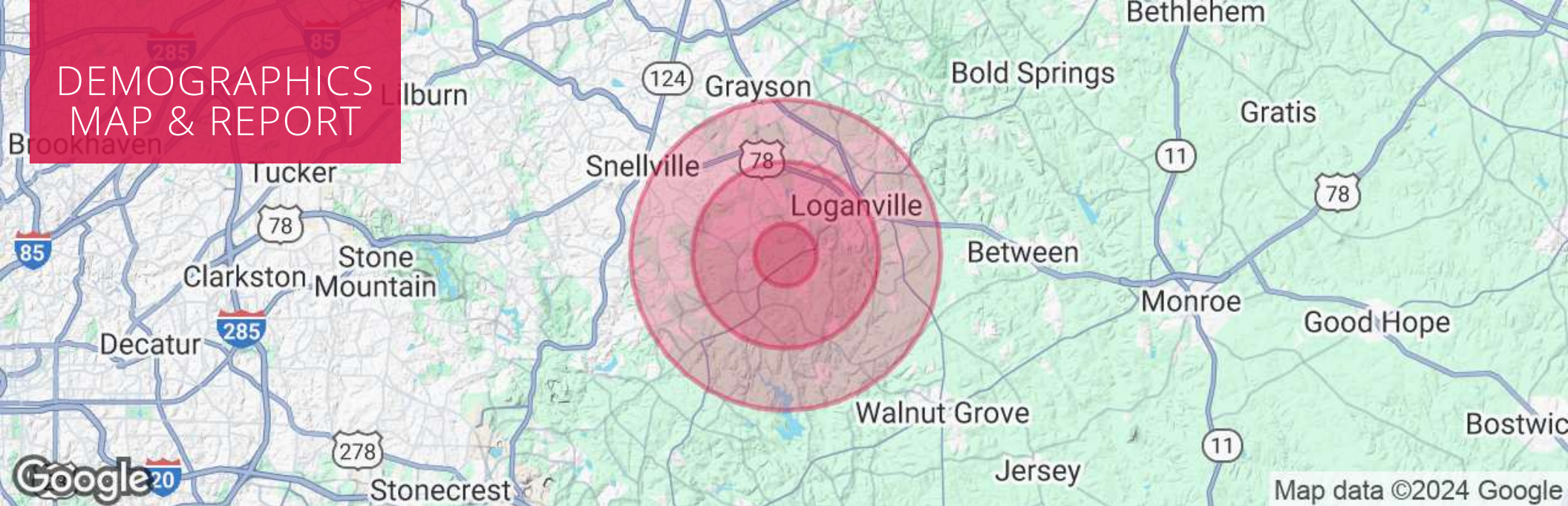
*Every effort has been made to provide accurate information, but no liability is assumed for errors or omissions.*

**king** Industrial  
Realty, Inc.

**CORFAC**  
INTERNATIONAL

Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)

# DEMOGRAPHICS MAP & REPORT



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	3,531	30,893	92,017
Average Age	39	39	39
Average Age (Male)	38	37	37
Average Age (Female)	41	40	40

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,142	10,005	29,597
# of Persons per HH	3.1	3.1	3.1
Average HH Income	\$106,817	\$105,489	\$109,292
Average House Value	\$324,325	\$332,897	\$357,971

### JASON MCCART, SIOR

Senior Vice President

770.601.5451

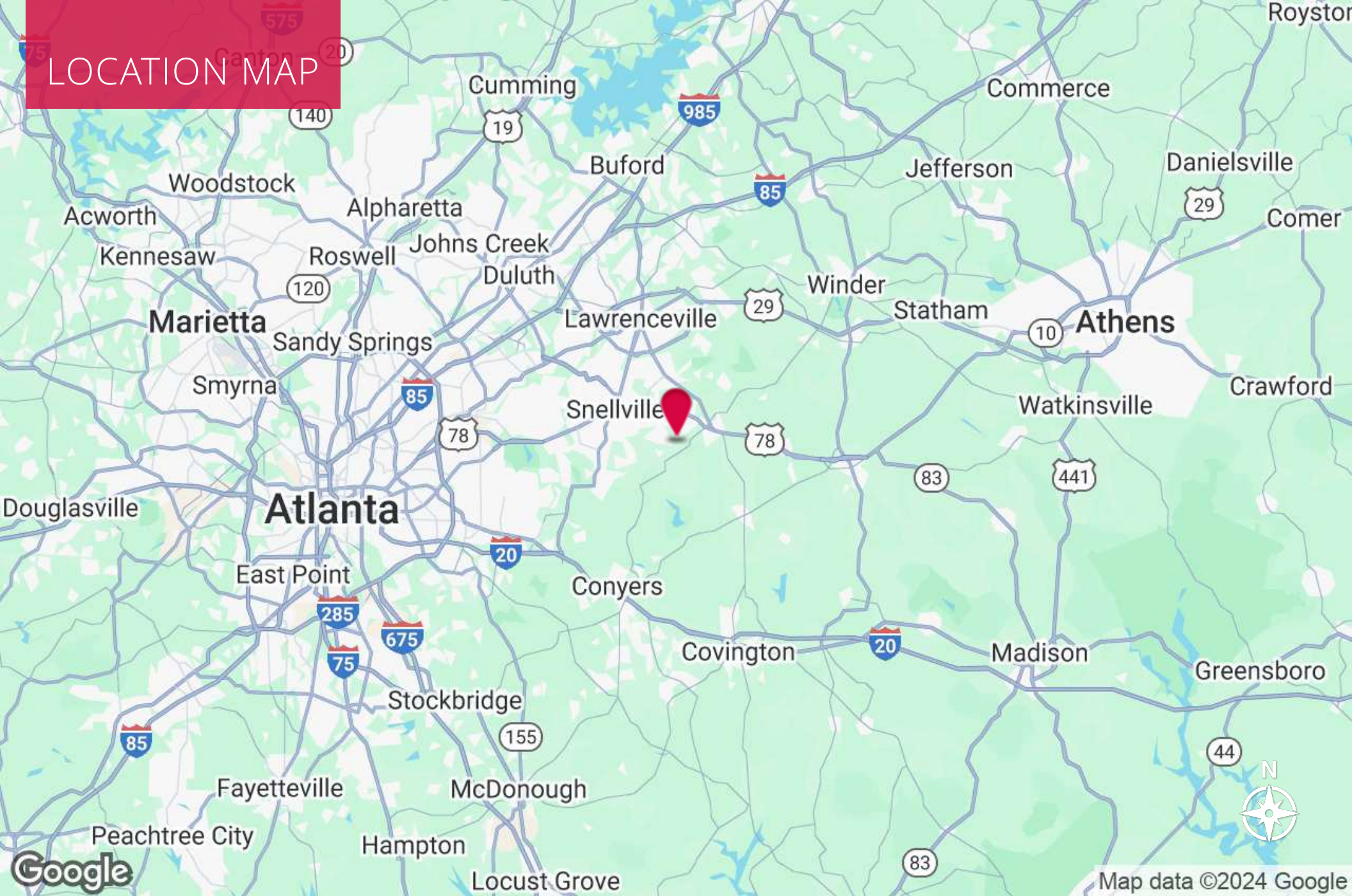
[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

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



Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)

# LOCATION MAP



**JASON MCCART, SIOR**

Senior Vice President

770.601.5451

[jmccart@kingindustrial.com](mailto:jmccart@kingindustrial.com)

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

**king** Industrial  
Realty, Inc.

**CORFAC**  
INTERNATIONAL

Industrial • Commercial • Investment  
404.942.2000 | [kingindustrial.com](http://kingindustrial.com)