

SALE

Gordon Hwy

1840 GORDON HWY

Augusta, GA 30904

PRESENTED BY:

DAMIEN LANCLÓS, CCIM

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To the extent Owner or any agent of Owner corresponds with any prospective purchaser, any prospective purchaser should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Purchase Agreement shall bind the property and each prospective purchaser proceeds at its own risk.

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PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$7,700,000
NUMBER OF UNITS:	1
LOT SIZE:	7.05 Acres
BUILDING SIZE:	176,802 SF

PROPERTY DESCRIPTION

SVN, KD Lanclous & Associates is pleased to present this well located Industrial Warehouse for lease. 1840 Gordon Highway sits on a little over seven acres and allows for flexibility of use and operations within the space:

- Front Left Warehouse: 16' to ceiling, 14' to beam, 12'9" to pipes. Column Spacing 37' X 43'
- Front Right Warehouse: 12'6" to ceiling, 10'6" to truss, 9'9" to duct. Column Spacing 27' X 42'
- Back Right Warehouse: 13' to ceiling, 10'5" to beam, 10' to truss. Single Column Spacing 52'
- Back Left Warehouse: 24' to ceiling, 20' to beam, 20' to truss. Single Column Spacing 70'

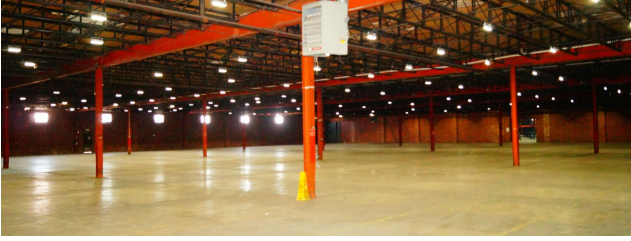
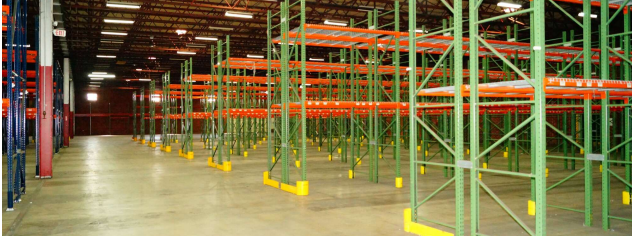
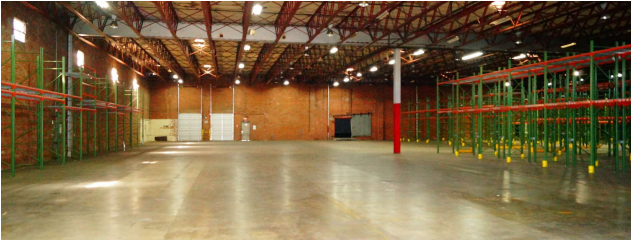
PROPERTY HIGHLIGHTS

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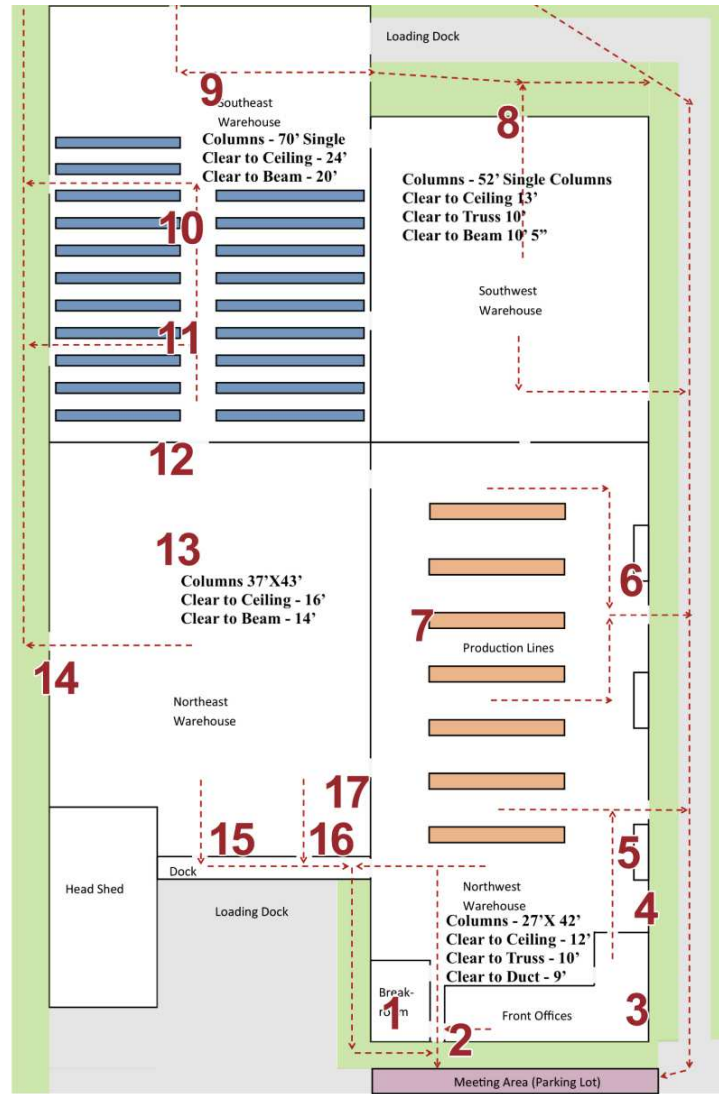
ADDITIONAL PHOTOS



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GORDON HWY | 1840 Gordon Hwy Augusta, GA 30904

FLOOR PLANS

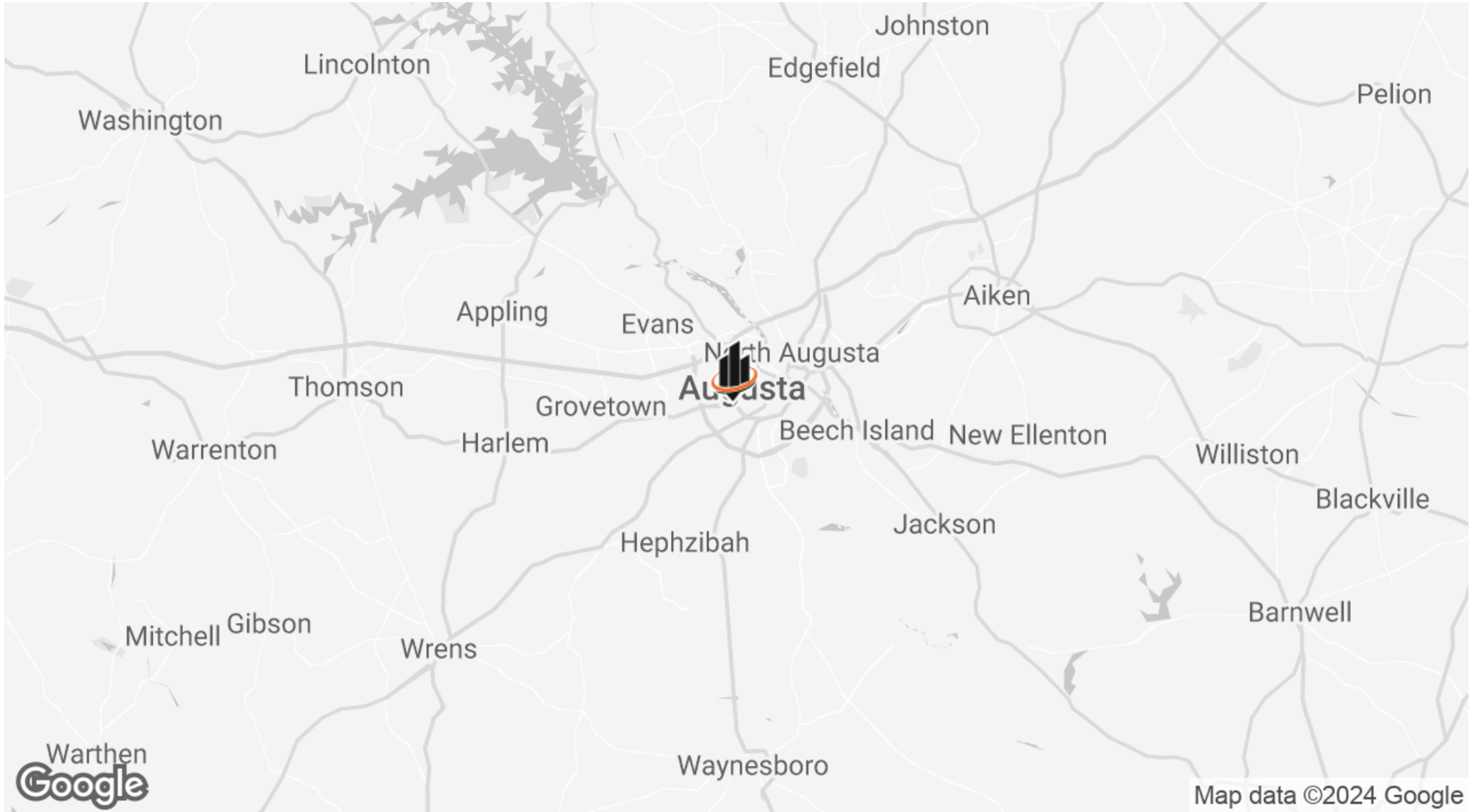


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LOCATION MAP



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