



For Lease

200,880 SF Available

## EAST ATLANTA LOGISTICS CENTER

14053 Industrial Park Blvd NE, Covington, GA 30014



**IP**Capital  
PARTNERS, LLC  
Building Valuable Partnerships

# Demographics

(within 45 mins)



**1,989,365**  
2025 Total Population



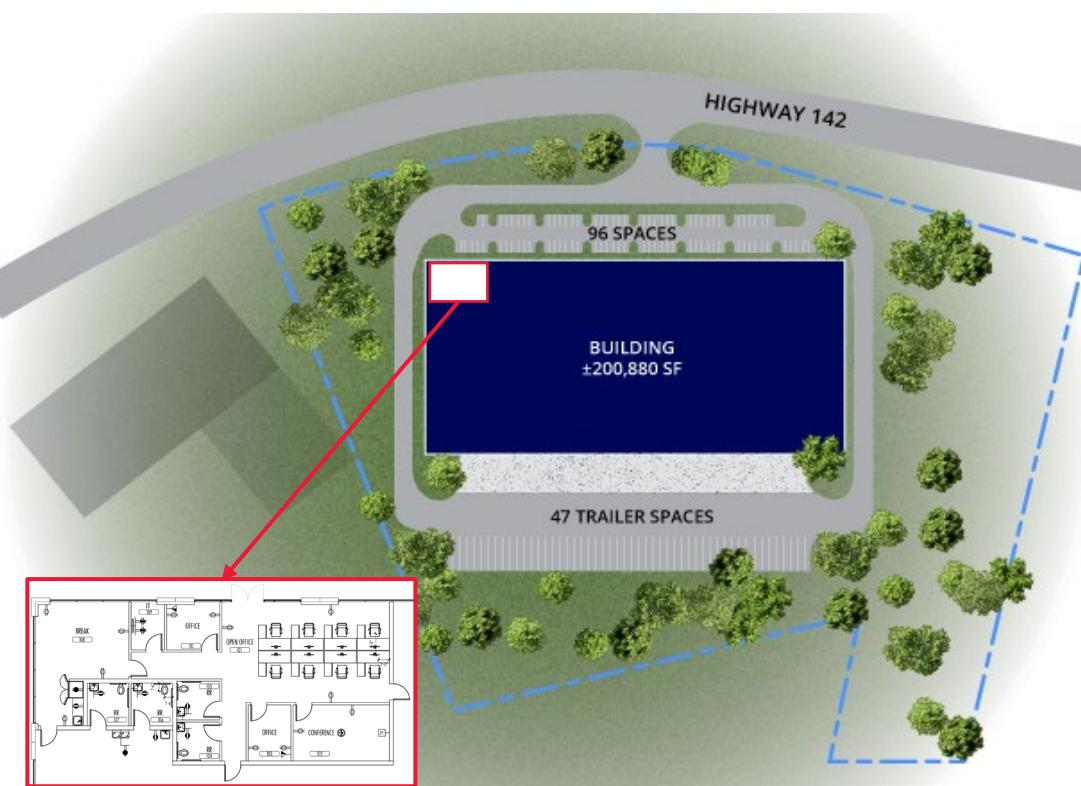
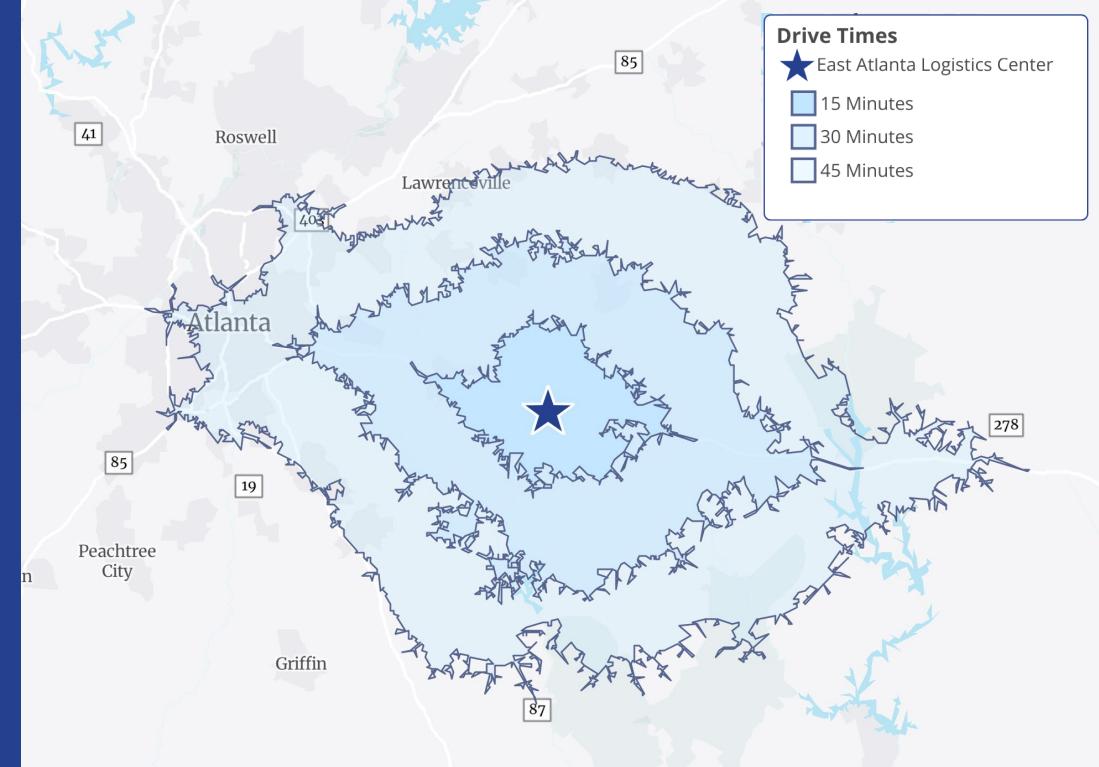
**1,044,570**  
2025 Population in Labor Force



**\$18.74**  
Median Warehouse Workers Hourly Wage



**332,098**  
2025 Total Jobs in Transportation/Warehousing



Total	200,880 SF
Divisibility	± 100,000 SF
Office SF	± 2,000
Building Depth	310'
Column Spacing	54' x 50' with 60' speed bays
Clear Height	32' minimum
Lighting	LED light fixtures in warehouse
Dock Doors	38 (9'x 10') Dock Doors; (4) 40,000 lb. mechanical pit levelers
Drive-In Doors	2 (12'w x 14'h) ramped doors
Auto Parking	96
Trailer Parking	47
Slab	7", 4,000 PSI
Sprinkler System	ESFR
Electrical	2,000 AMP
HVLS Fans	6
Landscaping and Monument Sign	Installation in Progress



## STRATEGIC ACCESS IN A TOP SOUTHEAST LOGISTICS HUB

Located in one of Metro Atlanta's most sought-after logistics markets in the Southeast, offering unmatched connectivity via I-20.

## PRIME POSITION IN ATLANTA'S I-20 EAST INDUSTRIAL CORRIDOR

Situated in one of Atlanta's most active submarkets, with immediate access to labor, rooftops, and regional distribution lanes.

## Key Distances

	GA Highway 142	1.2 Miles
	Interstate 20	0.6 Miles
	Interstate 285	27.6 miles
	Interstate 85	37.6 Miles
	Northeast Georgia Inland Port	62.6 Miles
	Port of Savannah	227 Miles
	Covington Municipal Airport	2.9 Miles
	Hartsfield-Jackson Int'l	45.5 Miles





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