

# 142,785 SF

## Industrial Space For Lease



## Prologis Riverside Distribution Center

220 The Bluffs  
Austell, GA 30168 USA



### LOCATION

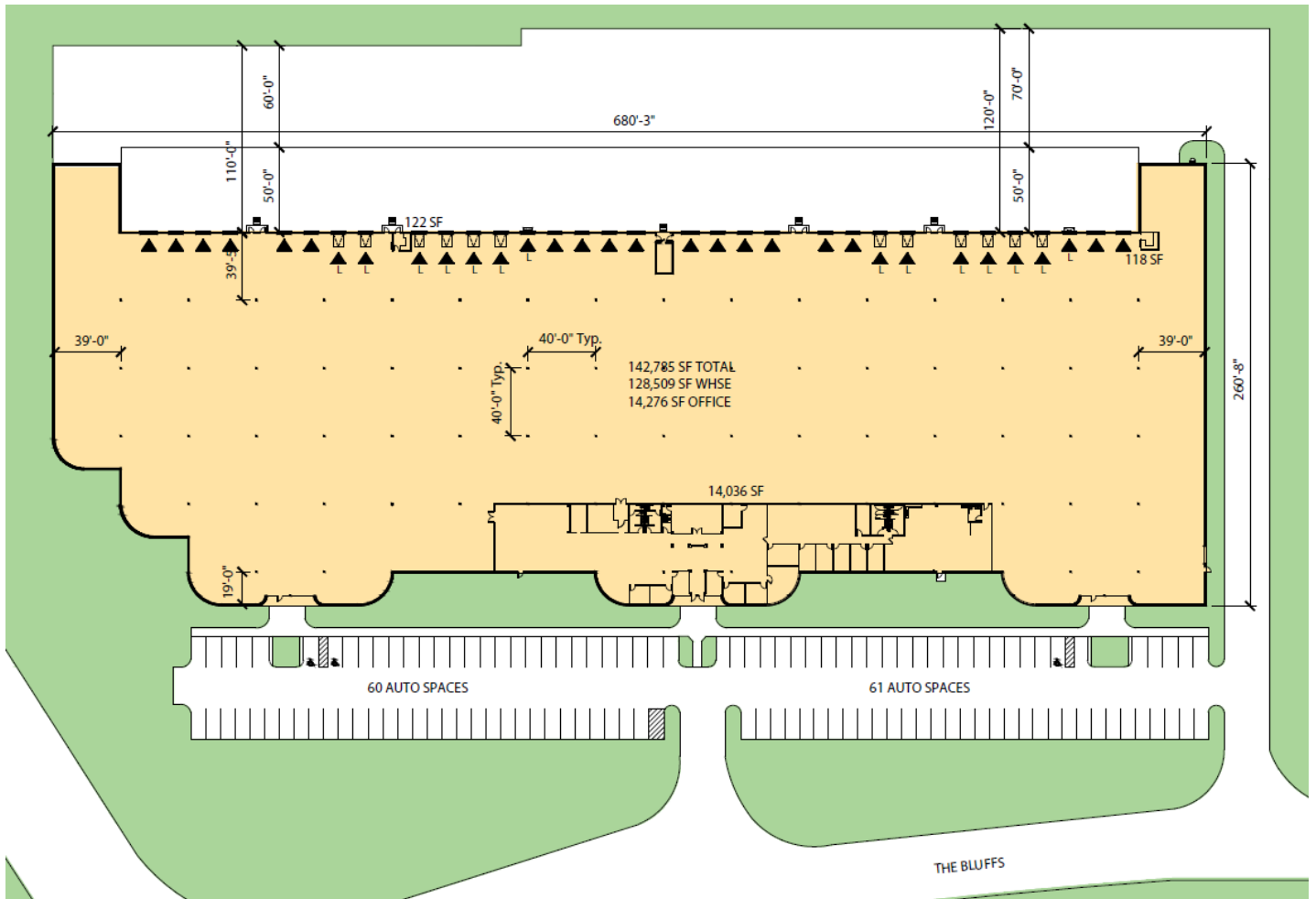
- Conveniently located to:
  - I-20: 0.9 miles
  - Fedex Hub: 2.4 miles
  - CSX Intermodal Yard: 4.5 miles
  - UPS Facility: 4.7 miles
  - I-285: 6.1 miles
  - Hartsfield-Jackson Atlanta International Airport: 18.7 miles

### FACILITY

- 142,785 SF available
  - 14,036 SF office
  - 240 SF warehouse office
- 24' clear height
- Thirty (30) dock doors; twelve (12) with levelers
- LED lighting in the office and warehouse
- 40' x 40' column spacing
- Single tenant building
- Rear load configuration
- One hundred and nineteen (119) parking spaces
- Power: 277/480 V, 2500 amps

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### LEGEND:

- ▲ DOCK DOOR
- ▲ L DOCK DOOR W/LEVELER
- ◆ DRIVE-IN DOOR
- ▲ G ON-GRADE DOOR
- LAND
- LEASED AREA
- VACANT AREA



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