

For Sale or Lease

RESOURCE
REAL ESTATE PARTNERS

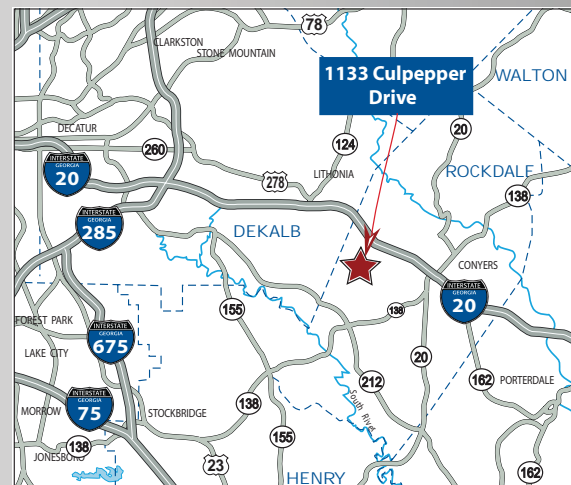
1133 CULPEPPER DRIVE

Conyers, Georgia 30094



PROPERTY INFORMATION:

- Located in master-planned business park environment
- 80,780 SF Total
- 10,000 square feet of two-story office space
- Suite A - 41,970 SF w/8,881 SF of office
- Suite B - 39,410 SF w/1,119 SF of office
- 24' minimum clear height
- 12 dock doors (fully equipped)
- 1 drive-in door
- 8.5 acres
- 4 acres of outside storage, additional parking or expansion area
- Fully sprinklered
- M-1 Zoning (light industrial)
- Cross dock configuration
- 87 auto parking spaces, expandable up to 565 spaces
- Abundant Power
- New 45mil TPO roof - 2009
- 100% HVAC



CONTACT INFORMATION:

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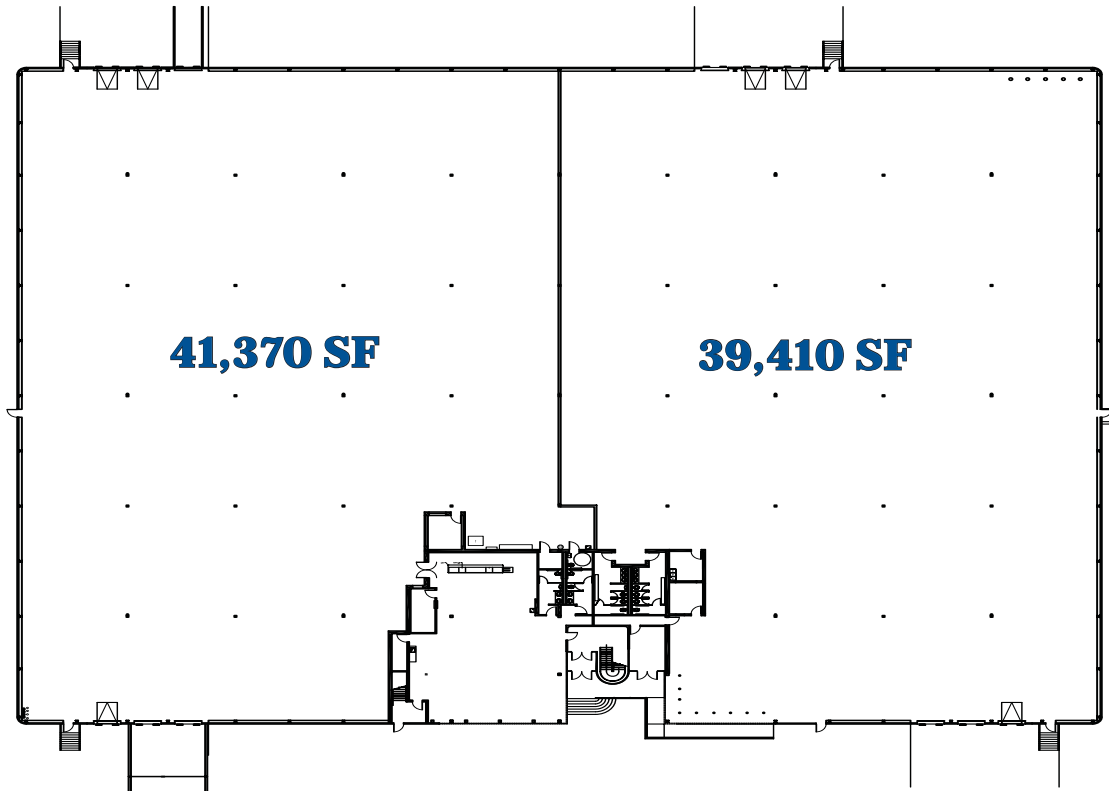
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Total: 80,780 SF
Warehouse: 75,780 SF
Office: 10,000 SF
Dock Doors: 12
Drive-in: 1

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