CHEROKEE 75 BUSINESS PARK

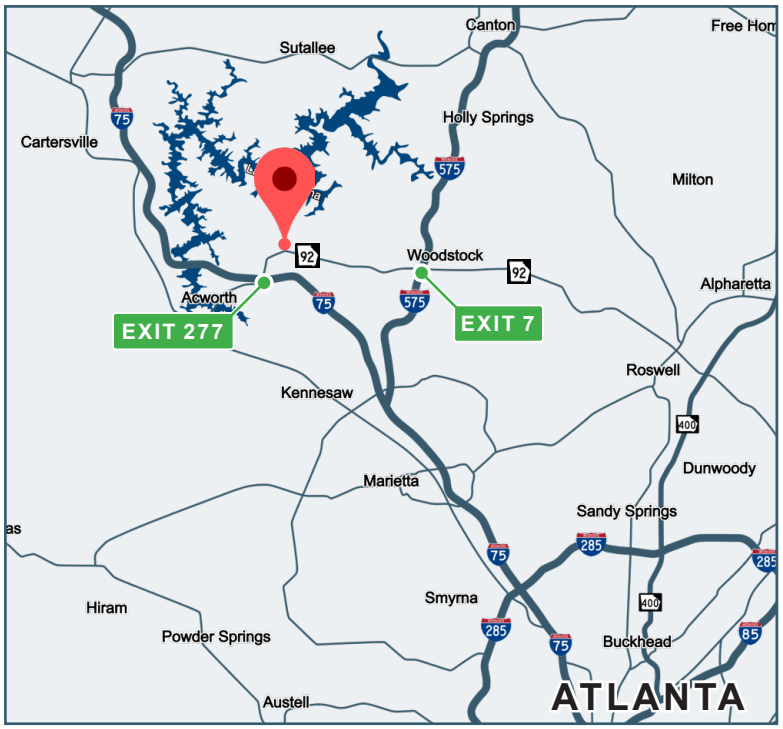
1481 CHEROKEE PARKWAY, ACWORTH, GA 30102

BUILD-TO-SUIT INDUSTRIAL | ±50,000 SF UP TO ±120,000 SF AVAILABLE



PROPERTY SPECIFICATIONS

PROJECT TYPE	Build-to-Suit Industrial Building with additional storage yard / IOS potential
ZONING	Light Industrial
BUILDING SIZE	BTS ±50,000 SF Up to ±120,000 SF
LOT SIZE	±9 Acres w/ ±5 Acres Potential Outdoor Storage
UTILITIES	All available on site including sewer
LOCATION	• ±0.5 miles to Highway 92 • ±2.5 miles to I-75 • ±5.5 miles to UPS • ±11.4 miles to FedEx • ±21 miles to I-285 • ±69 miles to Appalachian Inland Port
OCCUPANCY	±15 months after a signed contract
IDEAL USE	Users with unique requirements who want to own their own real estate



All information contained herein is believed to be accurate but is not warranted. This offer is subject to errors, omissions, prior sale or withdrawal.

HUGHES COMMERCIAL REAL ESTATE

Hughes Commercial Real Estate, Inc.
8215 Roswell Road, Building 700
Atlanta, GA 30350
770-559-1099 | hughes-cre.com

Cade McDonald	404-307-5166	cade@hughes-cre.com
James Hicks	404-304-2386	james@hughes-cre.com
Tommy Hughes, Jr.	404-218-5080	tommy@hughes-cre.com

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SITE LAYOUT POTENTIAL



LOCAL AREA MAP



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