

For Sale

38,000 SF

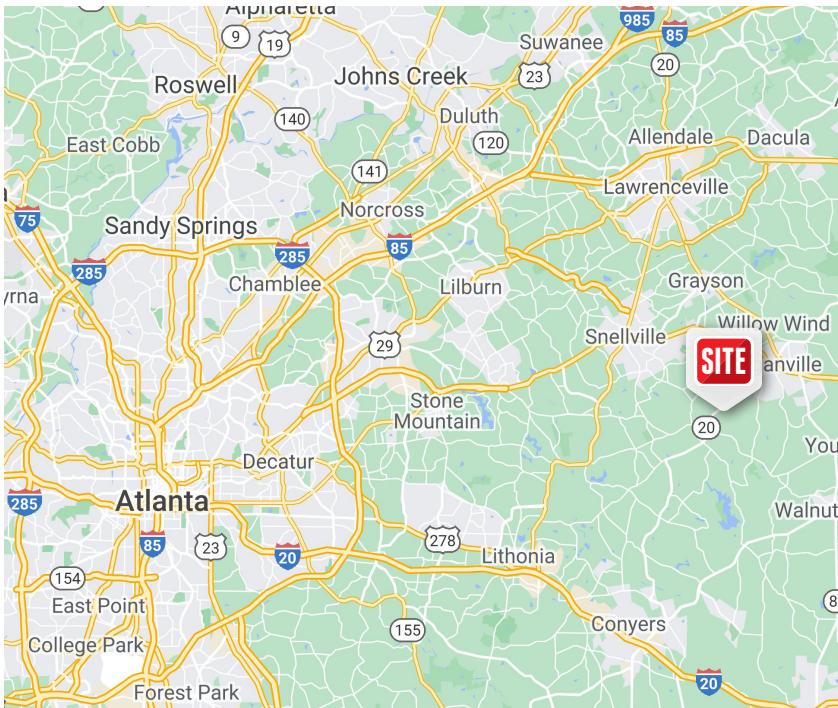
±15 Acres

Price: \$3,500,00



5835 GA Highway 20

Loganville, Georgia 30052



PROPERTY HIGHLIGHTS

- » Primary Site: 5 Acres
Surplus Land: 10 Acres
- » Two levels plus basement
- » Two-story lobby with reception area
- » Executive board room plus additional conference rooms
- » Centrally located cafeteria (150 seating capacity)
- » ±5,000 SF of warehouse space with loading dock and overhead door
- » Efficiency apartment and open office space located in basement
- » 30+ private offices and training rooms
- » Hydraulic elevator servicing all levels
- » Ideal for Church, School, Specialty Use
- » Conveniently located near Highway 78

Mark Verryth

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Information is deemed from reliable sources. No warranty is made as to its accuracy.

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PROPERTY BACKGROUND

5835 Georgia Highway 20 is located approximately four miles west of downtown Loganville on Highway 20. The building itself is two-phase construction, with the first phase being completed in 2000, and the second phase completion date of 2002. The 38,000 square foot structure sits on approximately 5 acres of improved land with an additional 10 acres of undeveloped land on the property.

BUILDING HIGHLIGHTS

Year Built:

Phase I: 2000

Phase II: 2002

Current Zoning:

C1, Commercial Improvements

Parking Spaces:

180 spaces (6 handicapped)

- » Front:
54 spaces (2 handicapped)
- » Back:
126 spaces (4 handicapped)

Restrooms:

- » Men's restrooms: 7 total
(including 17 stalls)
- » Women's restrooms: 7 total
(including 17 stalls)
- » 2 offices with private restrooms
- » 2 large rooms with restroom and shower

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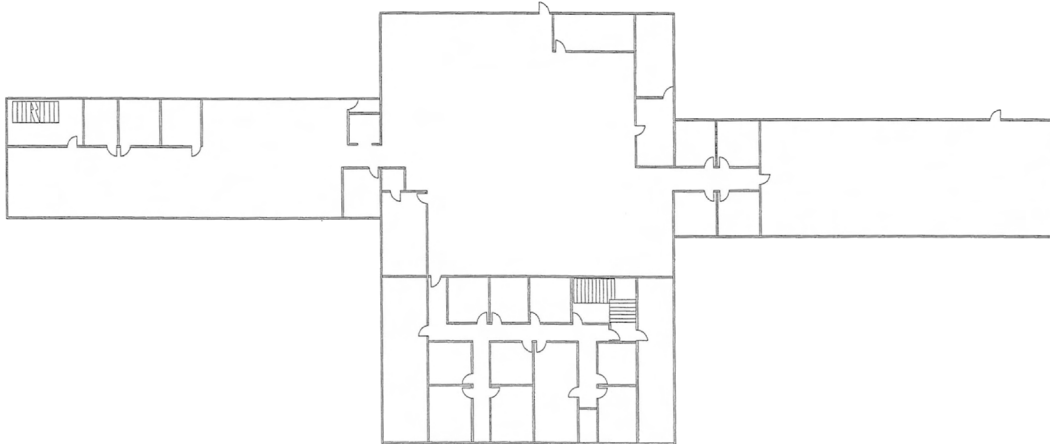
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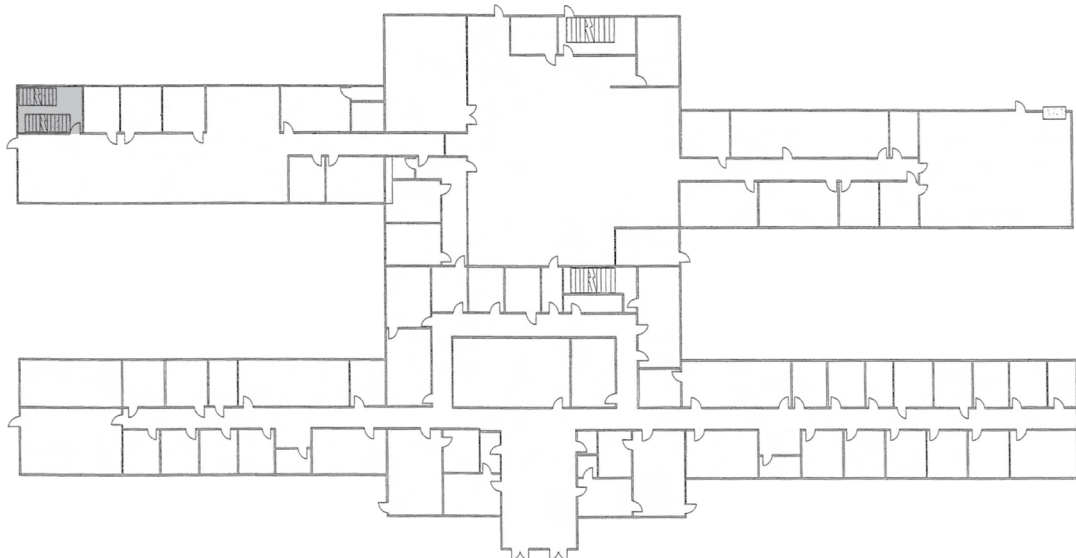
LEVEL 2

38,000 SF



LEVEL 1

38,000 SF



BASEMENT LEVEL

38,000 SF



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