



For Lease

200,880 SF Newly Constructed Facility

EAST ATLANTA LOGISTICS CENTER

14053 Industrial Park Blvd NE, Covington, GA 30014



IPCapital
PARTNERS, LLC
Building Valuable Partnerships

Demographics

(within 45 mins)



1,989,365
2025 Total Population



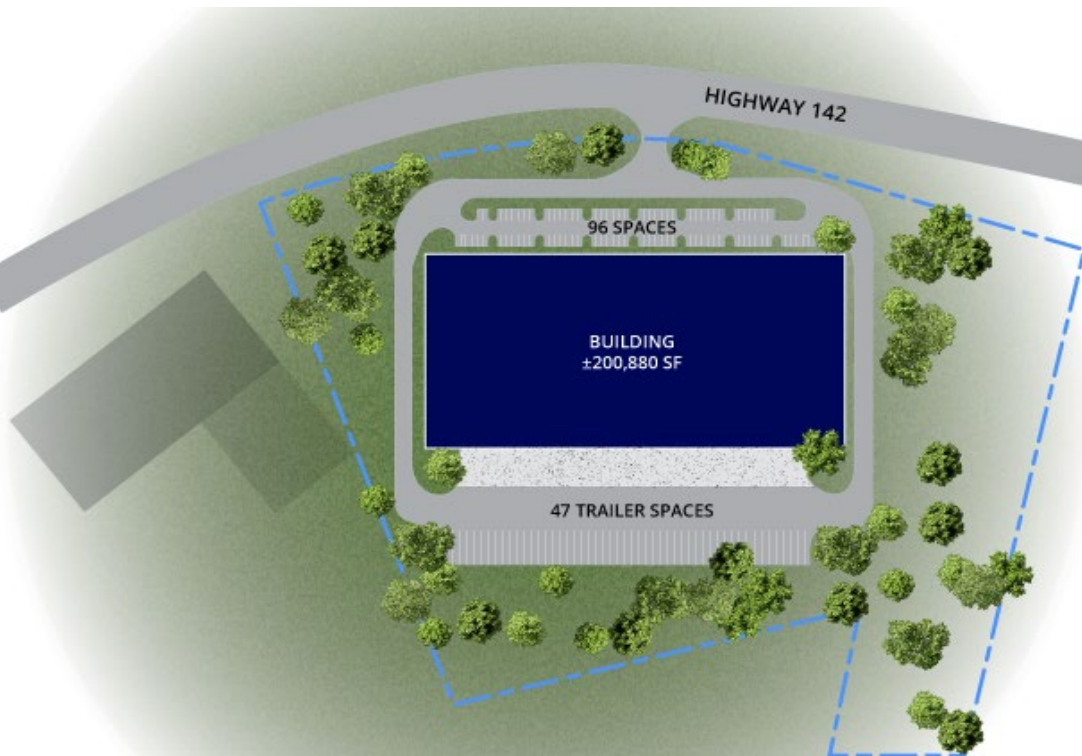
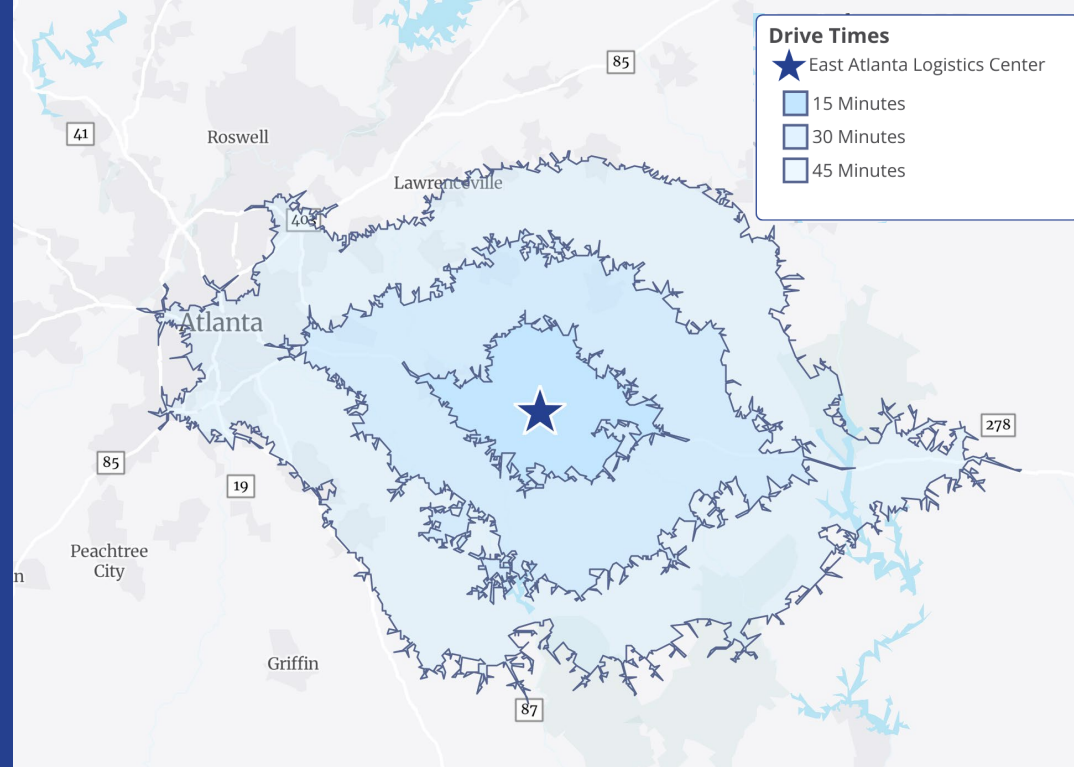
1,044,570
2025 Population
in Labor Force



\$18.74
Median Warehouse
Workers Hourly Wage



332,098
2025 Total Jobs in
Transportation/Warehousing



Total:	200,800 SF
Divisibility:	± 100,000 SF
Office SF:	± 2,000
Building Depth:	310'
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 within Metro Atlanta one of the 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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