

JUST LISTED AND AVAILABLE FOR SALE

3095 MOON STATION ROAD, KENNESAW GEORGIA



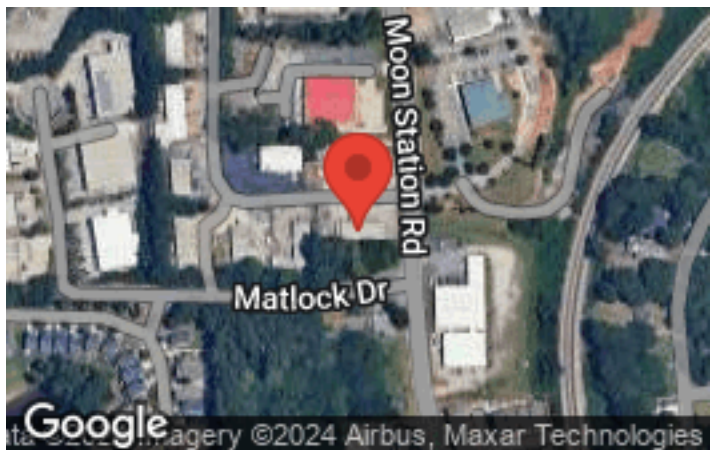
OFFERING SUMMARY

PRICE:	\$1,450,000
BUILDING SF:	4,000+/-
WAREHOUSE / OFFICE	3,000+/- sf / 1,000+/- sf
LOT SIZE:	0.49+/- acres
O/H DOORS	Two - Grade level and dock high - 12'x12'
COMPRESSED AIR	Yes / 150psi
CLEAR HEIGHT:	14'+/-
POWER:	Three Phase
LAYDOWN YARD:	Yes, approx. 50'x50'
YEAR BUILT:	1981
ZONING:	L-1 (Light Industrial)

PROPERTY OVERVIEW

Prime location near the heart of Kennesaw, Georgia for an investor or owner to secure an industrial flex location with great frontage along Moon Station Road. The subject property offers an owner/investor ample warehouse space with one dock high and one grade level w/h doors, and a fenced lay-down yard.

Property features two offices, lobby and admin area, bathrooms (both office and warehouse), racking and security (including CCTV), system.



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