

Chastain Logistics Crossing



3095 Chastain Meadows Parkway NW, Buildings 100 + 200, Kennesaw, GA 30144



Park Highlights

CLEAR HEIGHT	32'
TRUCK COURT	210' Shared
SPRINKLER	ESFR
SLAB	6" Reinforced 4,000 PSI
LIGHTING	30 FC LED in warehouse
ADDITIONAL FEATURES	Clerestory windows; three, 3" EV conduits for future EV auto charging

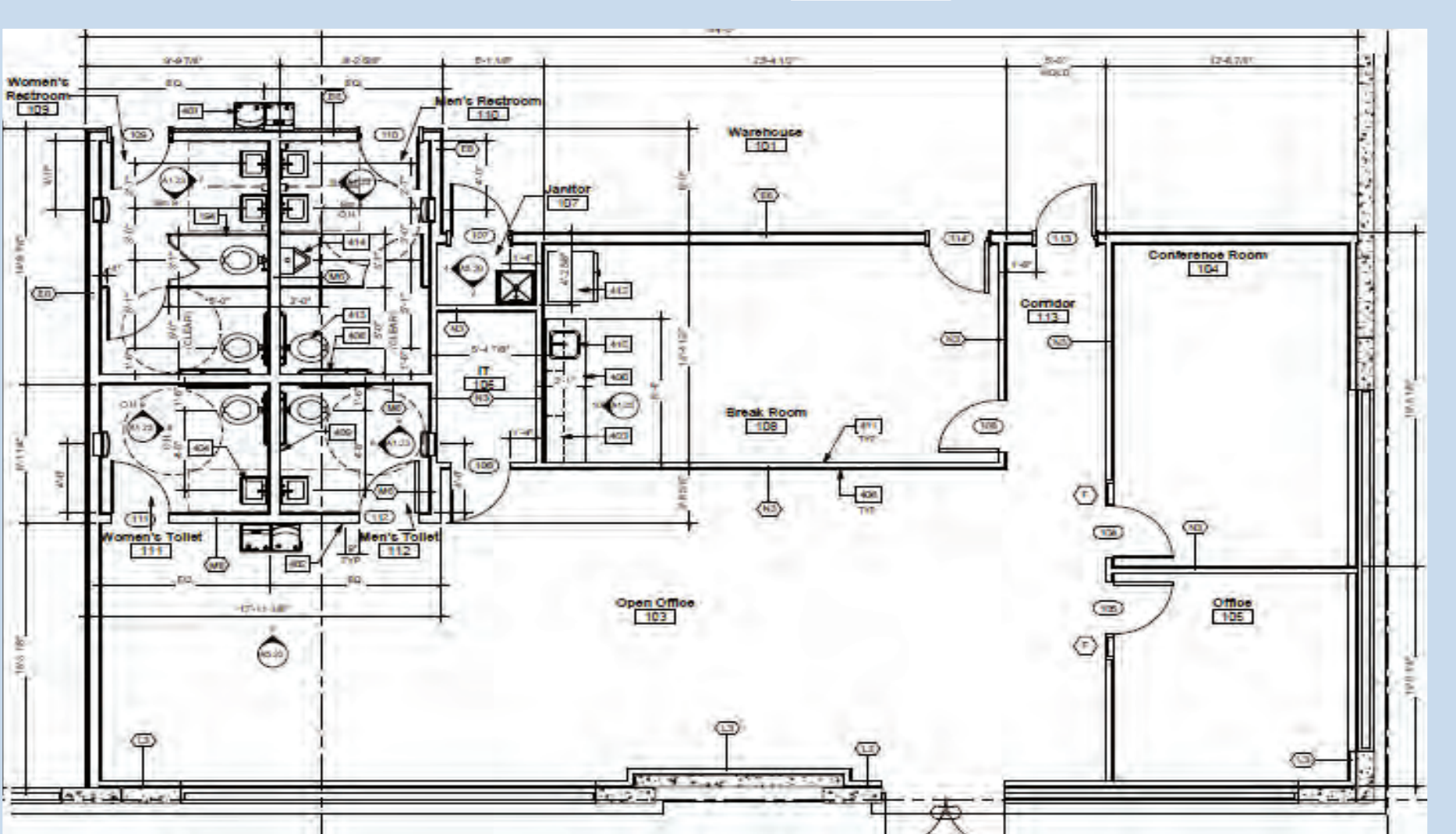
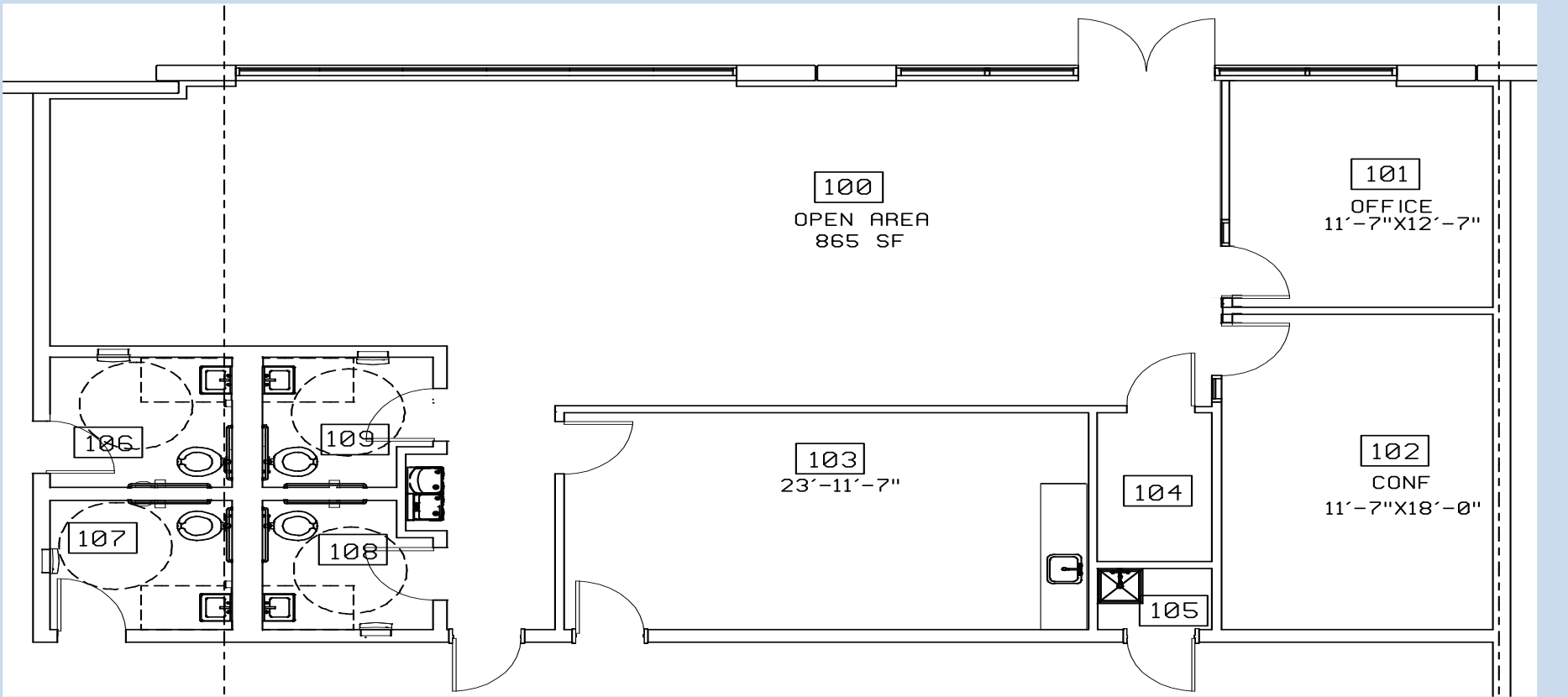
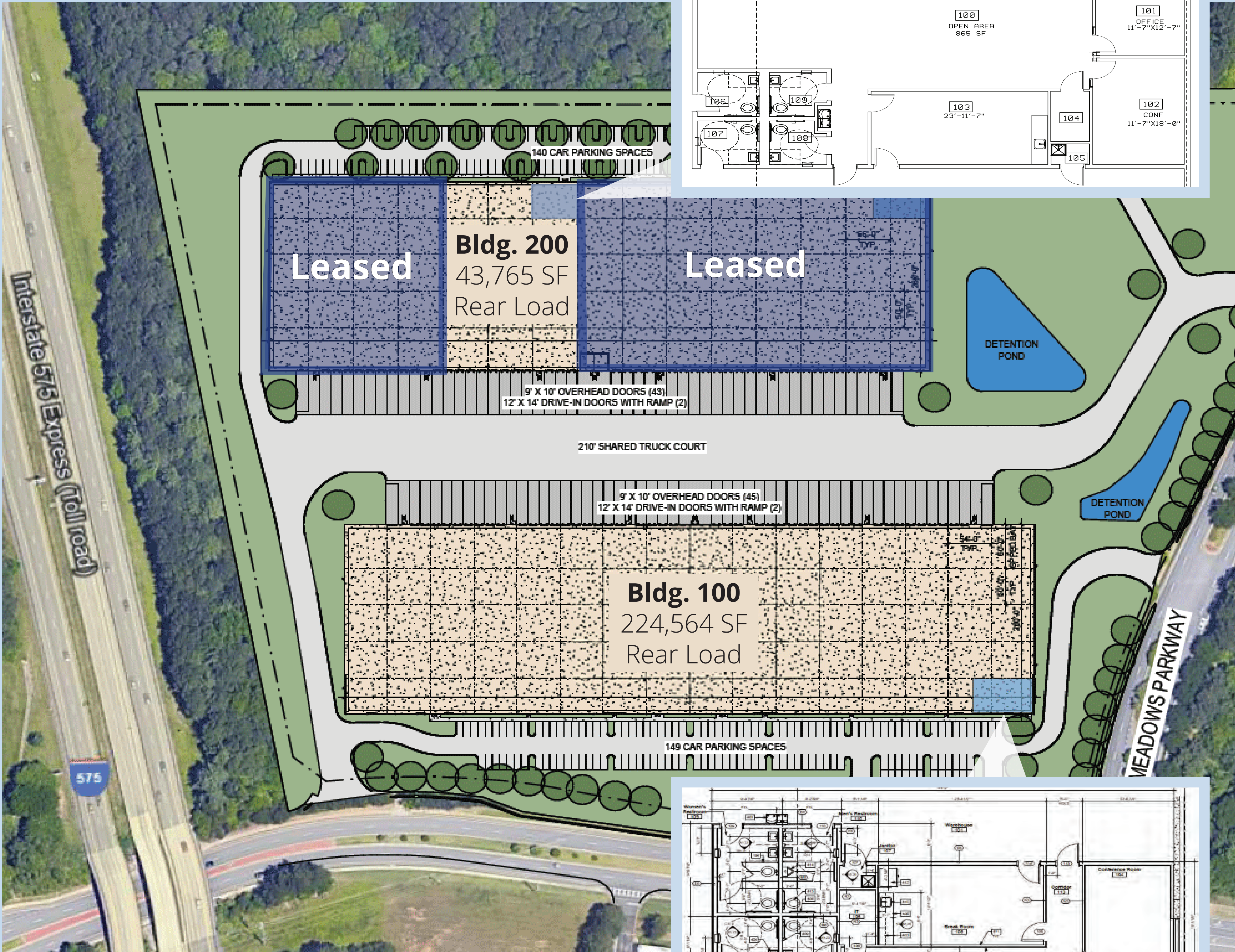
Building 100

TOTAL SQUARE FEET	224,564
OFFICE SQUARE FEET	2,266
DIMENSIONS	864'x260'
DOCK DOORS	46 (9'x10'); 8, 40,000lb dock levelers
DRIVE-IN DOORS	2 (12'x14')
AUTO PARKS	156
COLUMN SPACING	54'x50' with 60' speed bays
ELECTRICAL	3,000 AMP, 480/277 3-Phase

Building 200

TOTAL SQUARE FEET	215,210
AVAILABLE SQUARE FEET	43,765
DIMENSIONS	828'x260'
DOCK DOORS	11 (9'x10'); 2, 40,000lb dock levelers
AUTO PARKS	+/-30
COLUMN SPACING	56'x50' with 60' speed bays
ELECTRICAL	600 AMP, 480/277 3-Phase

Chastain Logistics Crossing



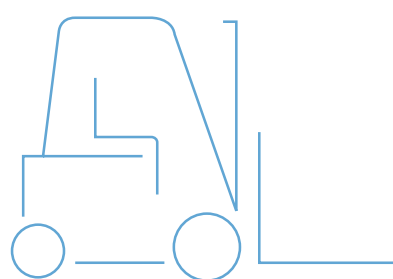
Spec Improvements



Location



Located just minutes from I-575 (0.70 miles), I-75 (1.65 miles), and I-285 (13.9 miles), Chastain Crossing offers users a competitive advantage as they look to service the growing Atlanta MSA. As disruption in the supply chain continues, Chastain Crossing features a minimum clear height of 32', heavy auto parking (1/1,478 SF), and best-in-class access allowing users to modernize their footprint. With over 115,000,000 SF of development completed over 29 years, Scannell Properties is a natural partner your client can trust to deliver.



30,394
WAREHOUSING JOBS

30 MINUTE
DRIVE TIME

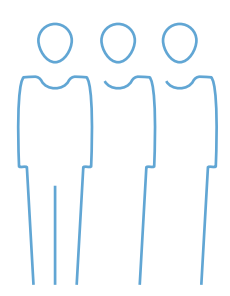
*Sources: Colliers HYDRA,
Esri, Esri*

Points of Interest

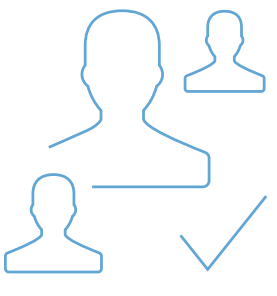
- INTERSTATE 575
- INTERSTATE 75
- INTERSTATE 285
- FEDEX GROUND (AIRPORT RD NW)
- MCCOLLUM COBB CO. AIRPORT
- HARTSFIELD JACKSON ATL INTL AIRPORT
- DOWNTOWN ATLANTA

Distance

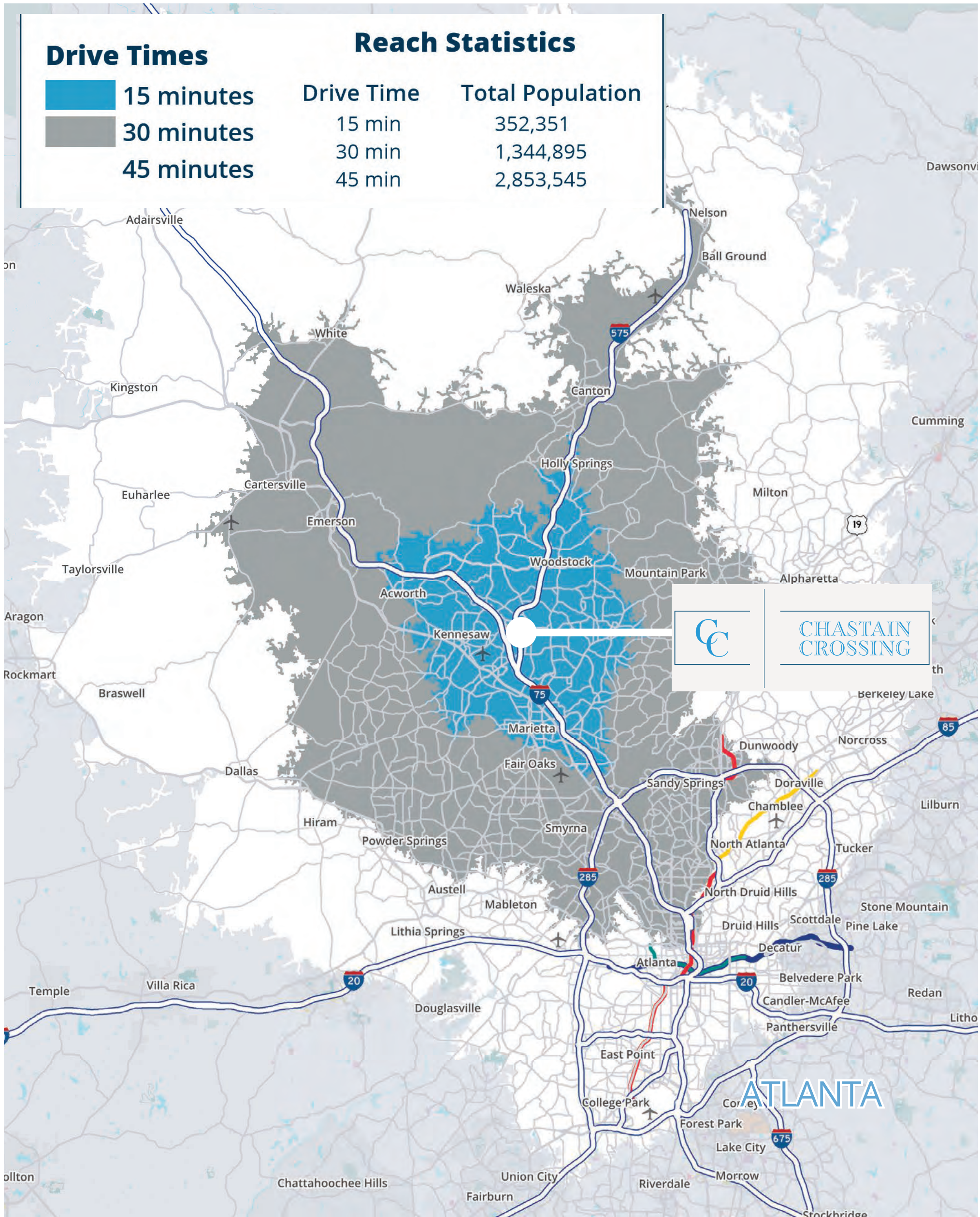
- 0.70 miles
- 1.65 miles
- 13.9 miles
- 4.2 miles
- 3.4 miles
- 32.4 miles
- 23.6 miles



1,325,995
POPULATION WITHIN 30
MINUTE DRIVE TIME



737,276
WORKFORCE WITHIN 30
MINUTE DRIVE TIME



Chastain Logistics Crossing



SCANNELL
PROPERTIES

Sean Boswell
Vice Chair, Principal
+1 404 877 9268
sean.boswell@colliers.com

Harrison Marsteller
Executive Vice President, Principal
+1 404 877 9219
harrison.marsteller@colliers.com

