

WAREHOUSE COMPLEX FOR SALE OR LEASE

660 PEAVY ROAD BYRON, GA 31008,
PEACH COUNTY

±48,000 SF OFFICE/WAREHOUSE
2,400 SF REAR COVER CANOPY
5,016 SF FRONT COVERED CANOPY
24.45 ACRES

SALE PRICE: \$3,200,000



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PROPERTY INFORMATION

- 24.45 acres with 800 feet of frontage on Peavy Road.
- Great visibility from Interstate 75
- 6 acres zoned C-1
- 18.45 acres zoned R-AG
- Year built - 1995; with approximately 8,000 SF of office space that was completely renovated in 2015 including all new HVAC throughout.
- Parking lot and driveway newly paved in 2015
- Ample parking



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PROPERTY INFORMATION

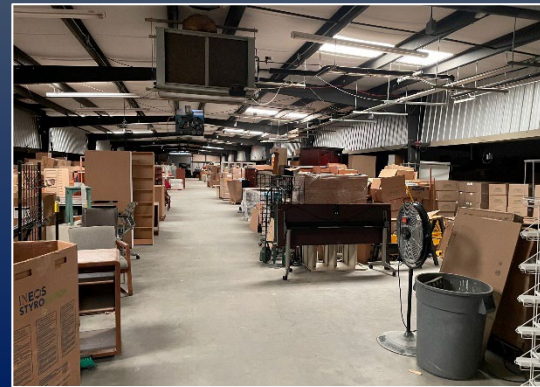
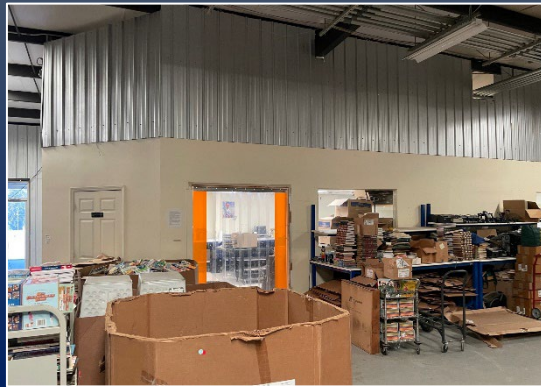
- High ceilings in main warehouse (varies from approximately 10' to 20')
- 3-phase power
- City water and sewer with two fire hydrants at the property
- \$2,000/mo income from truck parking on the empty lot
- \$200/mo income from billboard lease
- Road improvement/widening project scheduled to begin in the coming months.
- Easy truck access for loading/unloading



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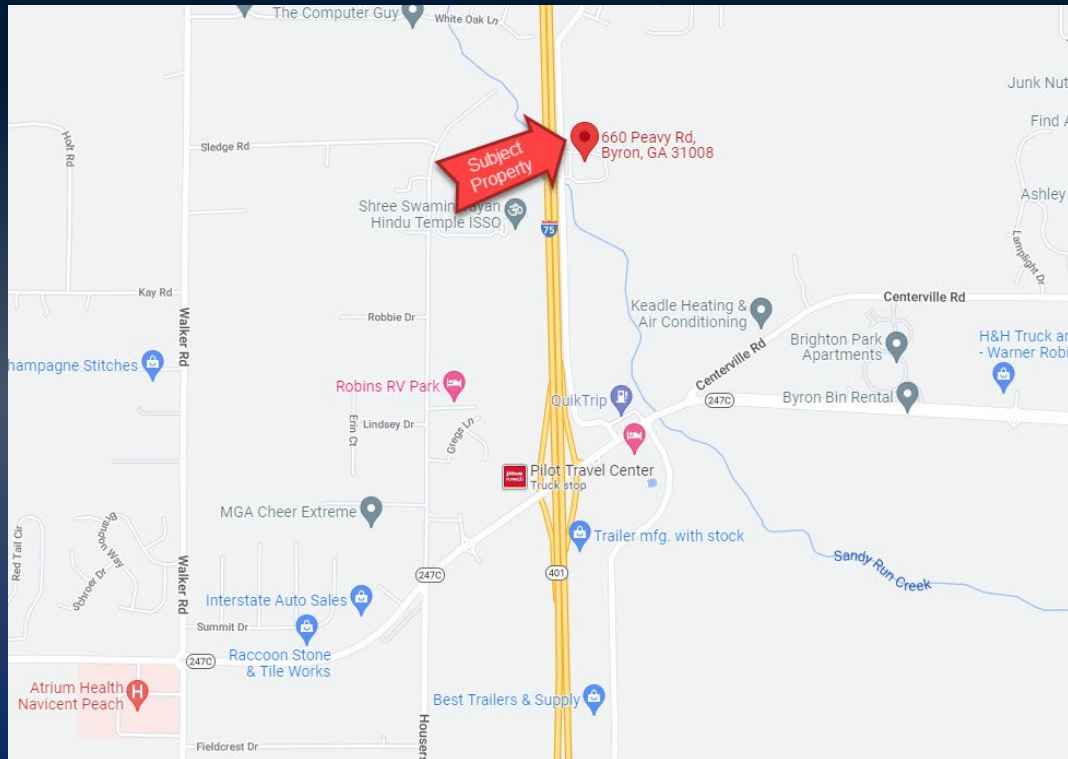
INTERIOR PHOTOS



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MAP



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