

WAREHOUSE SPACE FOR LEASE

167 STEEL ROAD
CORDELE, GA 31015
CRISP COUNTY

±14,000 SF
±30 ACRES

LEASE RATE:
\$3,500/MO



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PROPERTY INFORMATION

- ±14,000 SF industrial warehouse situated on ±30 acres
- Featuring one (1) small office, two (2) restrooms, one (1) 10-ton bridge crane, one (1) dock high door, and two (2) drive-in doors
- Industrial zoning supports a variety of commercial and industrial users
- All utilities available to site
- Ample acreage for truck circulation and logistics activities
- Conveniently located just $\frac{3}{4}$ mile from I-75 Exit 104 for excellent regional access
- Located within an established industrial area surrounded by warehousing, transportation, agricultural, and manufacturing users



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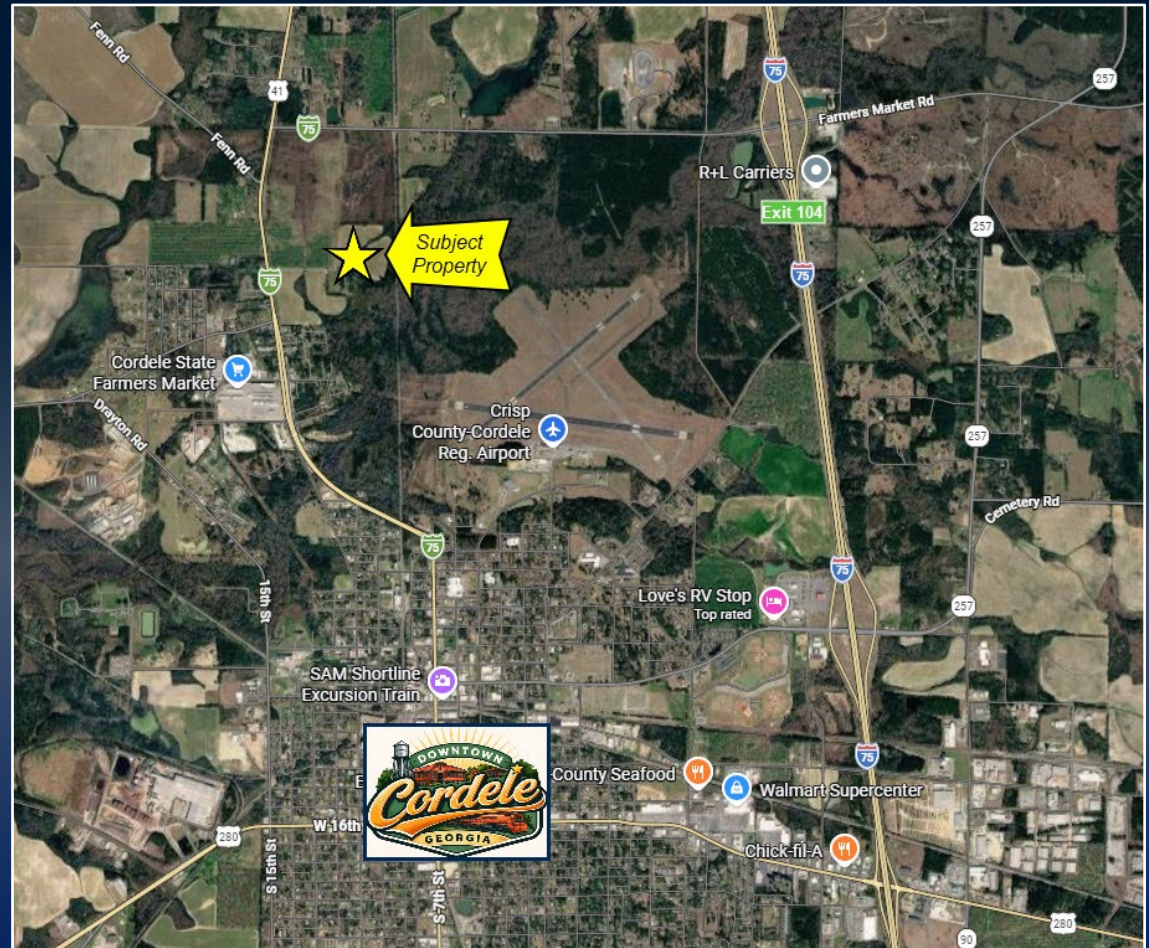


AERIAL MAP & TRAFFIC COUNTS

Traffic Counts (GDOT 2024 Estimates)

Interstate 75 - 56,900 VPD

Highway 41 - 4,880 VPD



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