

Southmeadow, Atlanta, Georgia

# Building 100

at Southmeadow East  
115,500 Square Feet



## NOW PRE-LEASING/BUILD-TO-SUIT

Rear-Load Facility, Up to 115,500 Sq. Ft.

Located approximately one mile west of I-285 off of Camp Creek Parkway, with nearby access to I-285, I-75, I-85, I-20 and Hartsfield-Jackson Atlanta International Airport

Southmeadow is a 404-acre master-planned development divided into two phases: Southmeadow West and Southmeadow East. The park currently contains over 2 million square feet, and when fully developed will contain over 3.6 million square feet of distribution space.

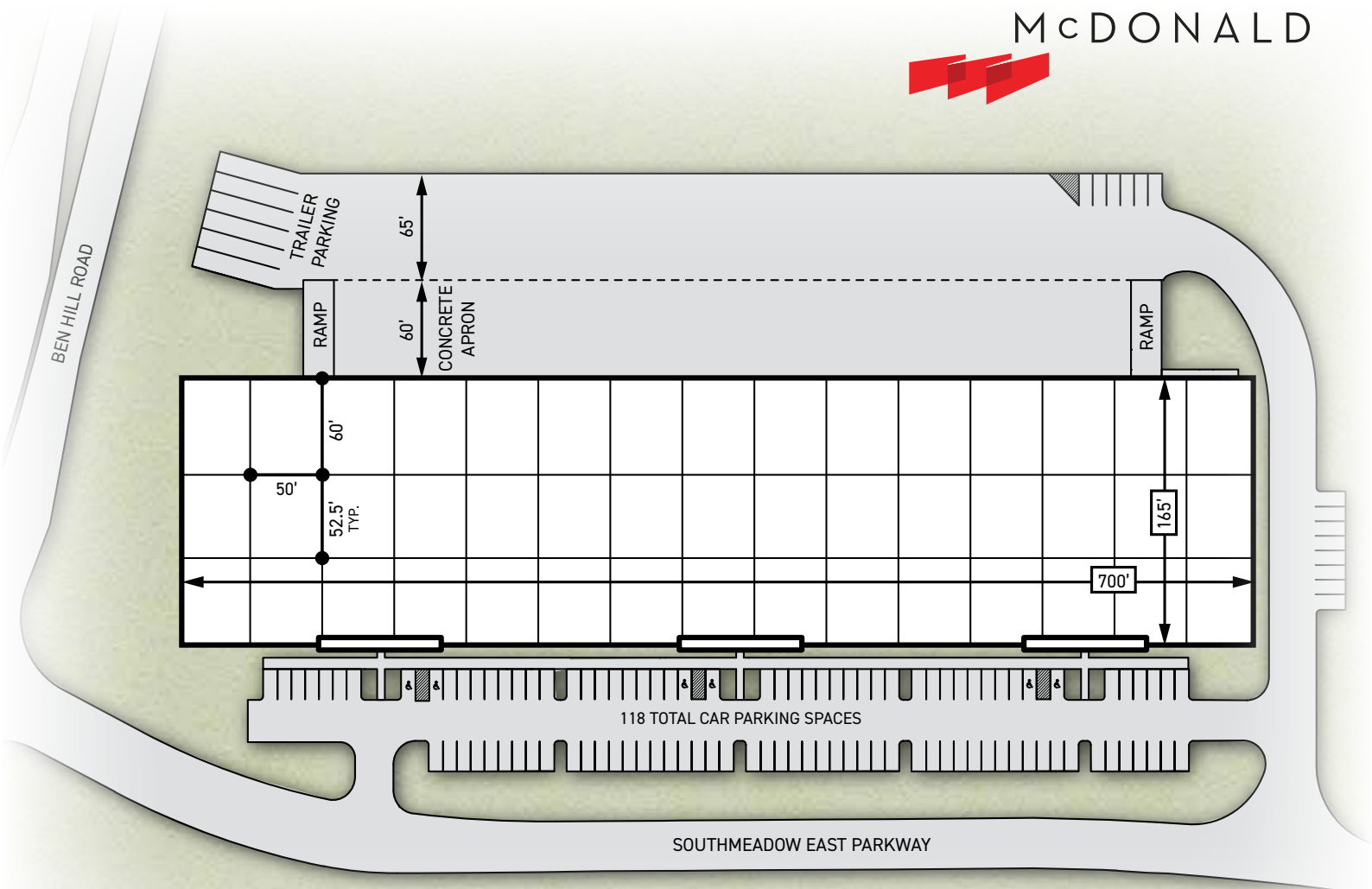
Site 100 is located at the entrance to Southmeadow East and contains approximately 8.5 acres that is mass graded with utilities and parkway in place. The planned building is available for pre-lease or build-to-suit for lease and can be modified to suit a tenant's specific needs.

For leasing information contact:

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## Building 100 at Southmeadow East



Building Type:	Rear-Load
Building Size:	115,500 Square Feet
Building Dimensions:	700' W x 165' D
Construction:	Architectural Tilt-up Concrete
Ceiling Height:	30' Minimum to Bar Joist
Column Spacing:	50' W x 52.5' D; 60' D Staging Bay
Dock-High Doors:	3 (9' x 10') Doors/Bay Typical
Drive-In Doors:	2 (12' x 16') Ramped Drive-Ins
Car Parking:	118 Total Spaces
Trailer Parking:	6 Spaces
Truck Court:	125' Deep Truck Court with 60' Concrete Apron
Sprinkler:	ESFR System

Southmeadow is located in the City of East Point in Fulton County, a Tier 3 community offering job tax credits of \$1,750 for a five year period with a minimum of fifteen jobs (see [www.georgia.org](http://www.georgia.org) for details).