

# ENTERPRISE LOGISTICS CENTER



**Up to 177,864 SF  
for Lease**

4033 Enterprise Way  
Oakwood, GA 30566

**NEW DEVELOPMENT**

**LBA**Logistics 

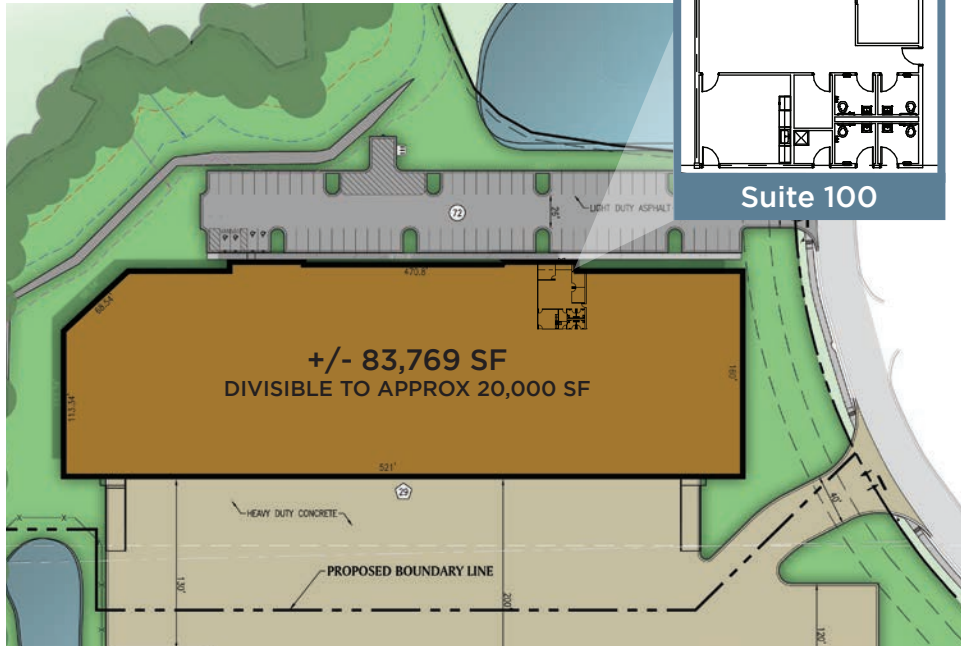


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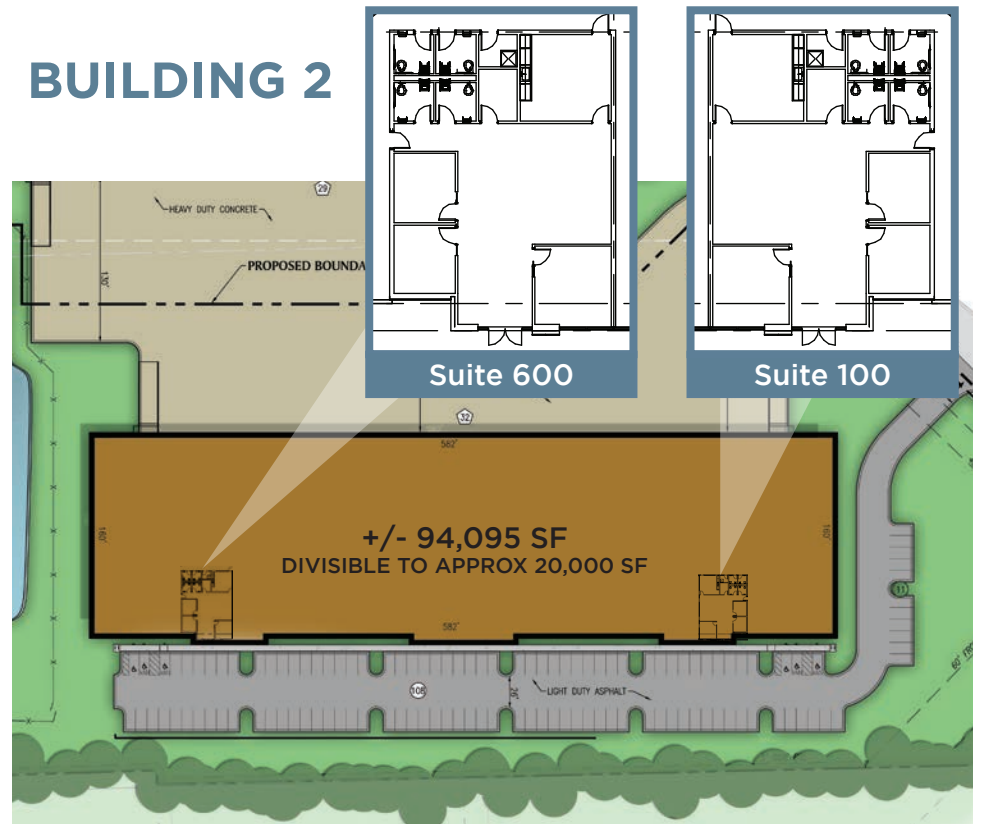
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# BUILDING 1



<b>Address</b>	Enterprise Way, Oakwood, GA 30566
<b>Proposed Building SF</b>	83,769 SF, divisible to approx 20,000 SF
<b>Clear Height</b>	32' clear
<b>Dock Doors</b>	29 (9' x 10') dock doors
<b>Drive-In Doors</b>	2 (12' x 14') drive-in doors
<b>Auto Parking</b>	72 auto parks
<b>Column Spacing</b>	52' x 50'
<b>Roof</b>	60 mil, R-20 TPO
<b>Sprinkler System</b>	ESFR
<b>Slab</b>	6" unreinforced, 4,000 PSI
<b>Truck Court</b>	200' all-concrete shared truck court
<b>Additional Features</b>	5' x 5' clerestory windows

# BUILDING 2



<b>Address</b>	Enterprise Way, Oakwood, GA 30566
<b>Proposed Building SF</b>	94,095 SF, divisible to approx 20,000 SF
<b>Clear Height</b>	32' clear
<b>Dock Doors</b>	32 (9' x 10') dock doors
<b>Drive-In Doors</b>	2 (12' x 14') drive-in doors
<b>Auto Parking</b>	119 auto parks
<b>Column Spacing</b>	52' x 50'
<b>Roof</b>	60 mil, R-20 TPO
<b>Sprinkler System</b>	ESFR
<b>Slab</b>	6" unreinforced, 4,000 PSI
<b>Truck Court</b>	200' all-concrete shared truck court
<b>Additional Features</b>	5' x 5' clerestory windows

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## LOCATION

### Points of Interest

Hartsfield-Jackson Int'l. Airport	54.6 Miles
Atlanta CBD	45.8 Miles
UPS Package Hub (Buford)	7.6 Miles
FedEx Ground Hub (Braselton)	12.7 Miles
Inland Port - Gainesville	15.9 Miles

### Interstates

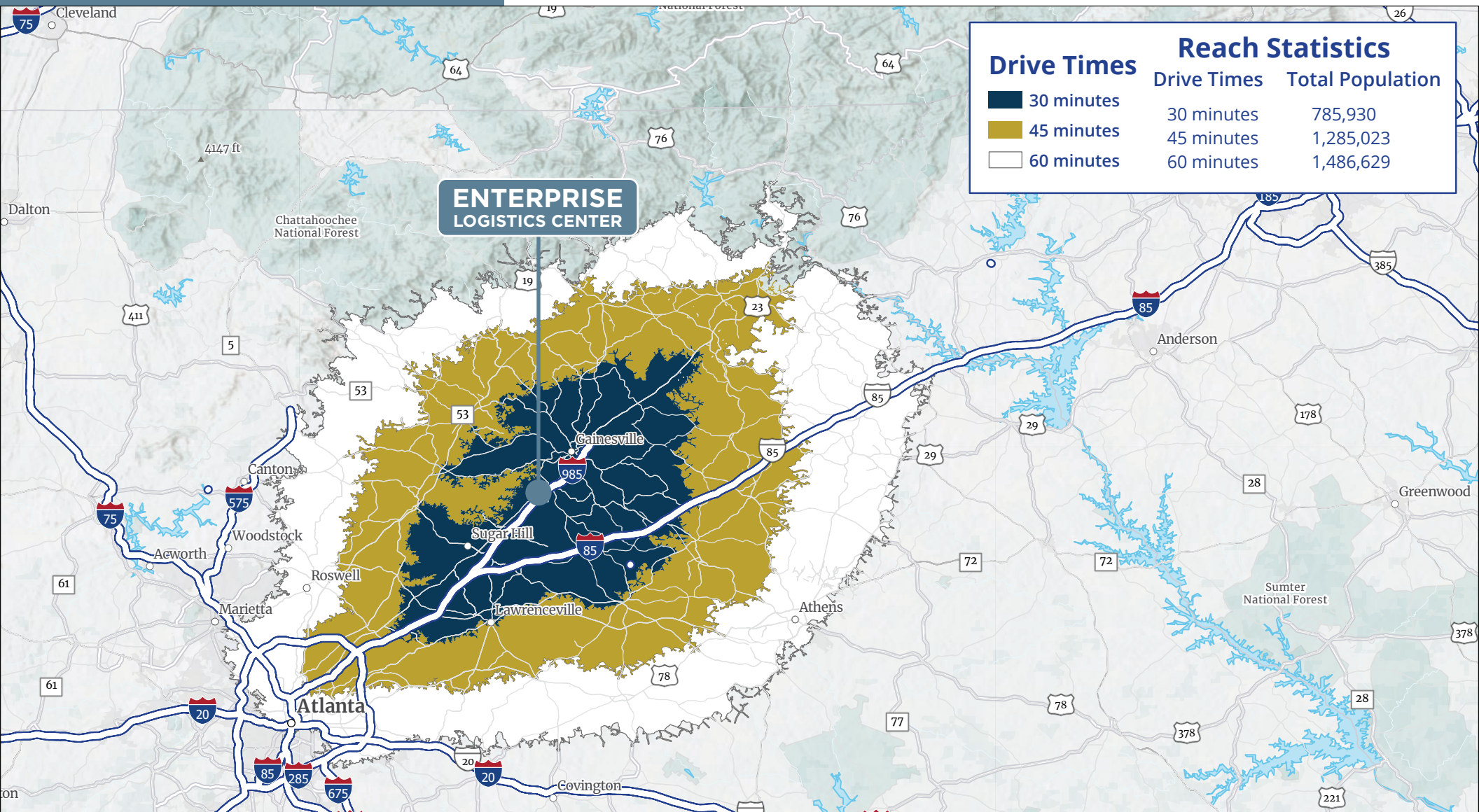
Interstate 985 (via HF Reed Industrial Pkwy)	1.1 Miles
Interstate 985 (via Highway 53)	2.2 Miles
Interstate 85	14.8 Miles
Interstate 285	32.8 Miles



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## LOCATION

The asset features immediate access to I-985 via the H. F. Reed Industrial Parkway interchange. The Georgia Ports Authority, Hall County, and Norfolk Southern have commenced construction on the new Northeast Georgia Inland Port, which will offer tenants direct rail access via Norfolk Southern to the Port of Savannah.



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