

FOR LEASE

Owned and Operated by  **LINK**

SHAWNEE RIDGE

1000 Satellite Boulevard | Suite 104 | Suwanee, GA 30024

43,153 SF



LEASING INFO & CONTACT

Walker Adams

(404) 812-4066 / wadams@naibg

Charlie Adams

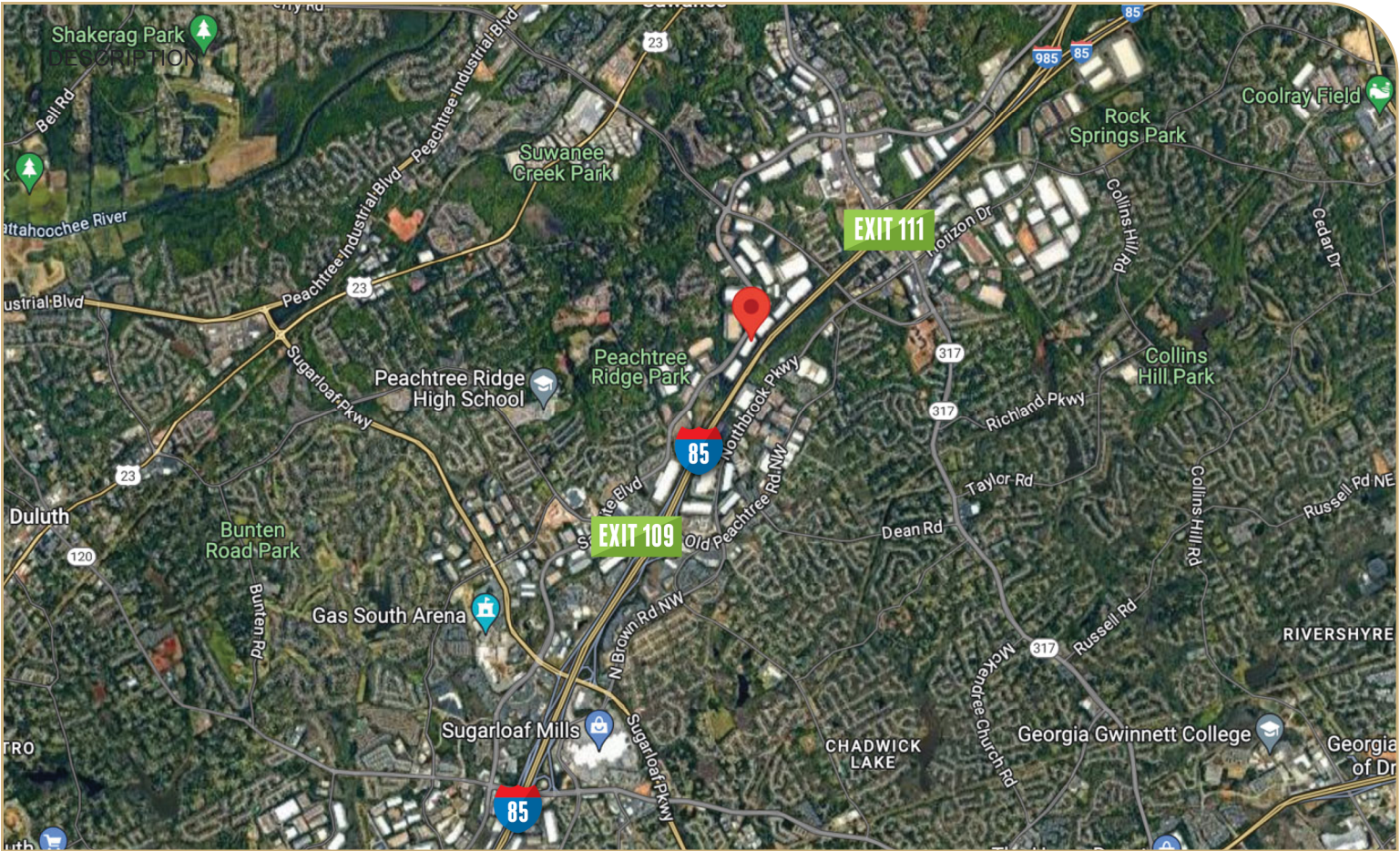
(404) 812-4037 / cadams@naibg.com

Nathan Anderson

(404) 812-4020 / nanderson@naibg.com

NAI Brannen Goddard

This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.

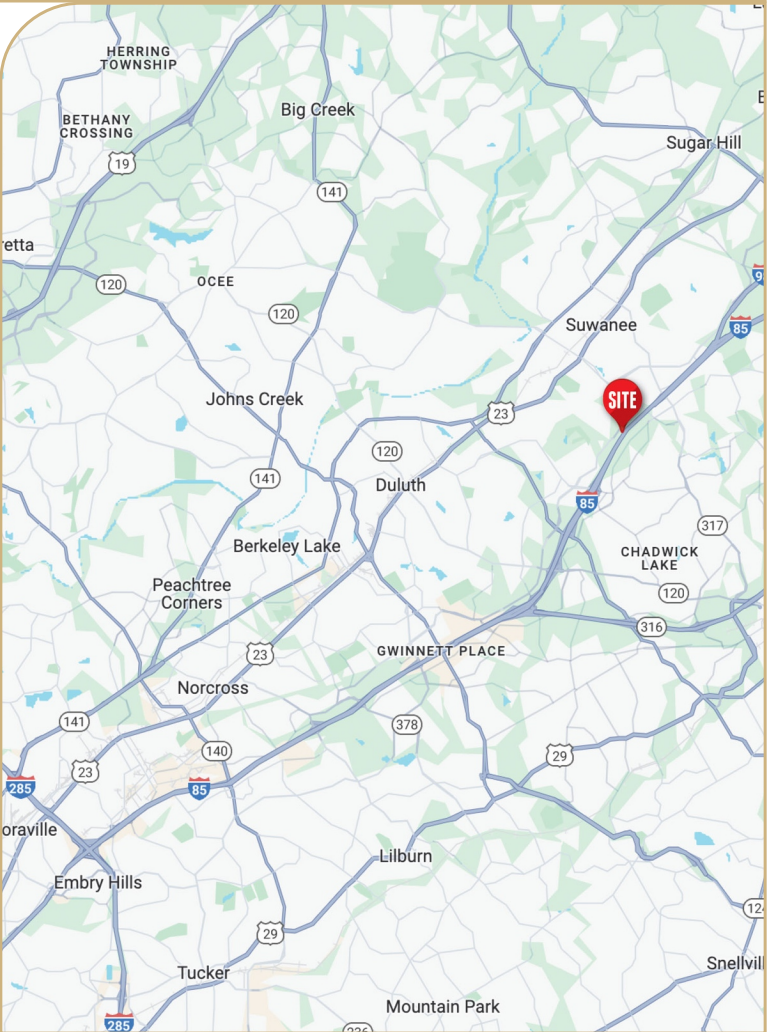


PROPERTY HIGHLIGHTS

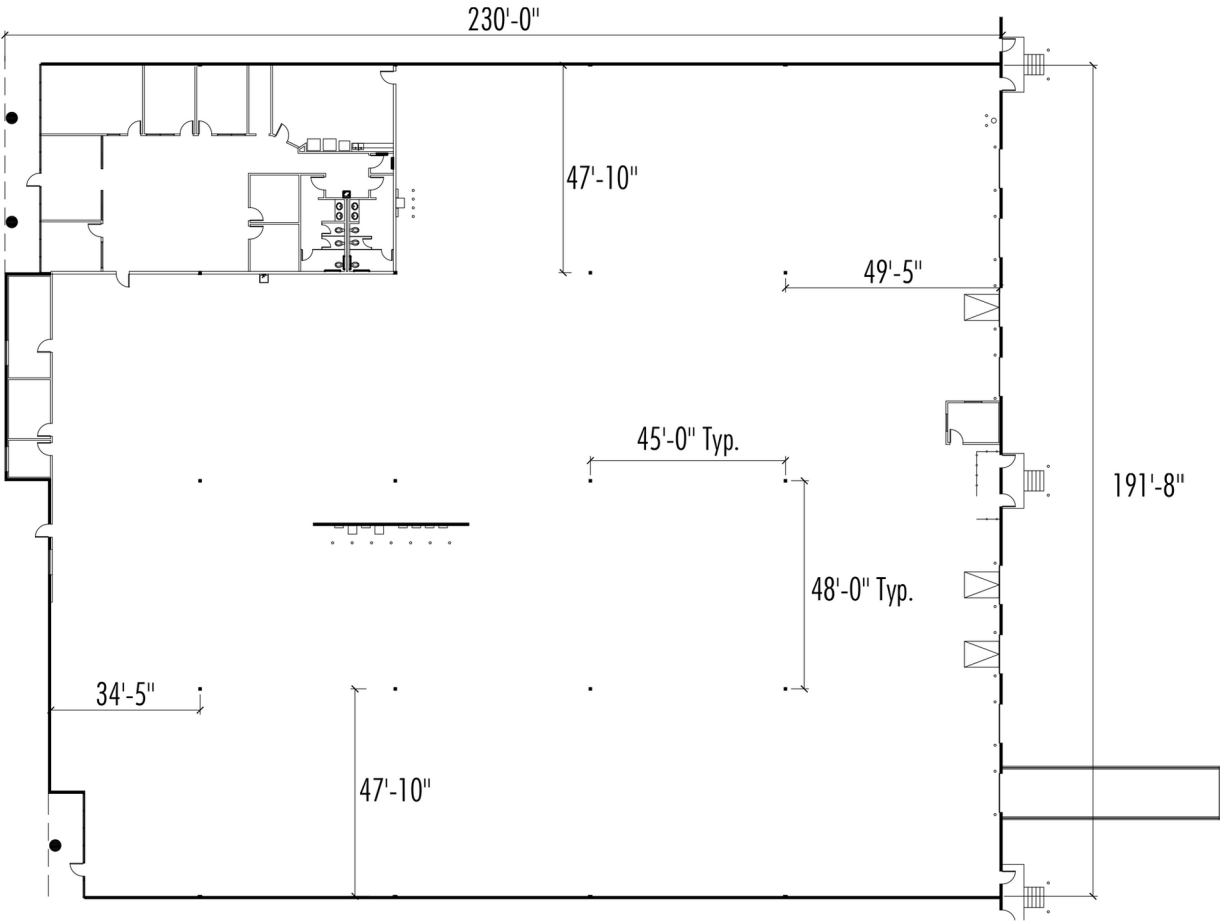
Available	43,153 SF
Office	4,631 SF
Clear Height	24' - 27'
Dock-high Doors	7
Drive-in Door	1
Power	3-Phase, 600 amps
Sprinklers	Wet

LOCATION HIGHLIGHTS

- 2.0 Miles to I-85 (Exit 109 Old Peachtree Rd)
- 2.6 Miles to I-85 (Exit 111 Lawrenceville-Suwanee Rd)
- 40 Miles from Hartsfield-Jackson Atlanta Int'l Airport
- Abundant skilled labor within area



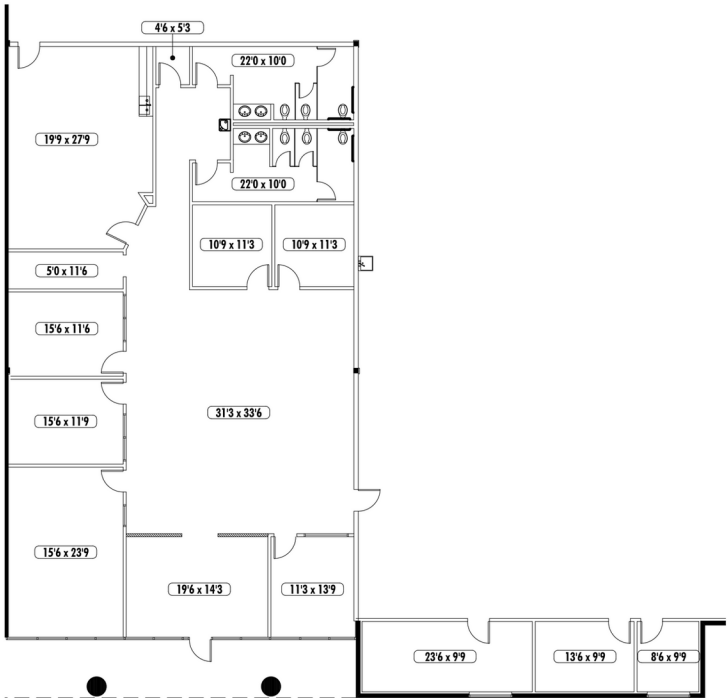
43,153 SF
SUITE PLAN



4,631 SF



WAREHOUSE OFFICE PLAN - 130 SF



MAIN OFFICE PLAN - 4,501 SF

SCALE: 1/16"=1'-0"