

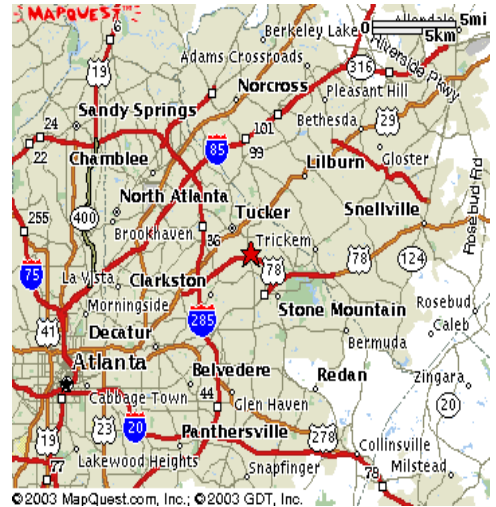
INDUSTRIAL BUILDINGS:
4742, 4744, 4746, 4748 & 4750 Hammermill Road
Tucker, Georgia 30084

FOR LEASE



Hammermill Place

- 1,000 – 2,000 s.f. Warehouse Building
- Below Market Price
- Park at your Front Door
- Drive-In, Drive-Up and Dock Doors
- Located at Stone Mountain Freeway and Mountain Industrial Blvd.
- Brick Exterior



For More Information, Contact

Rebecca D. Duncan
Advance Realty Service, Inc.

rebecca@advance1.com

www.advancerealty.net

Tel. (770) 575-6148 cell

(770) 220-2626 office



Executive Summary

4742-4750 Hammermill Road
Tucker, GA 30084

Land Area	6.17 acres zoned M-1 – light industrial
Building Size	46,000 s.f., 5 one story warehouse buildings
Building Age	Built in 1984
Parking	146 spaces or 3.17/1000
Lease Term	3 years
Lease Price	\$16.95 s.f. net of electric and inside maintenance
Warehouse Doors	Dock, Drive-in, Drive-up
Buildout	minimal

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Floor Plan

4742-4750 Hammermill Road
Tucker, GA 30084

Available Space:

<u>Size</u>	<u>Suite</u>	<u>Building</u>	<u>Doors</u>	<u>Available</u>
1,000 s.f.	103	4748	Drive-up	Now
1,000 s.f.	206	4746	Drive-up	Now
1,500 s.f.	302	4744	Drive-in	Now

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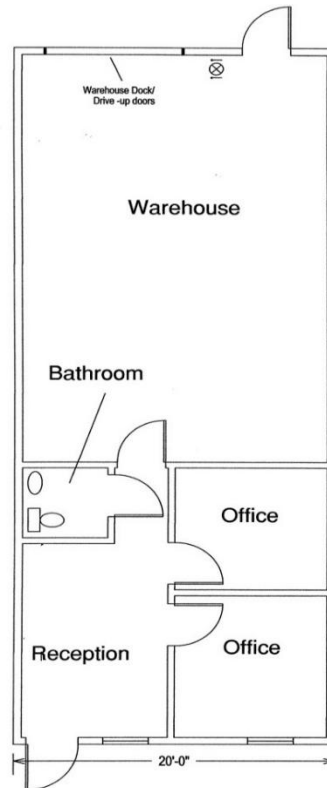
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Floor Plan

4748 Hammermill Road
Tucker, GA 30084

Suite 103



1,000 s.f.

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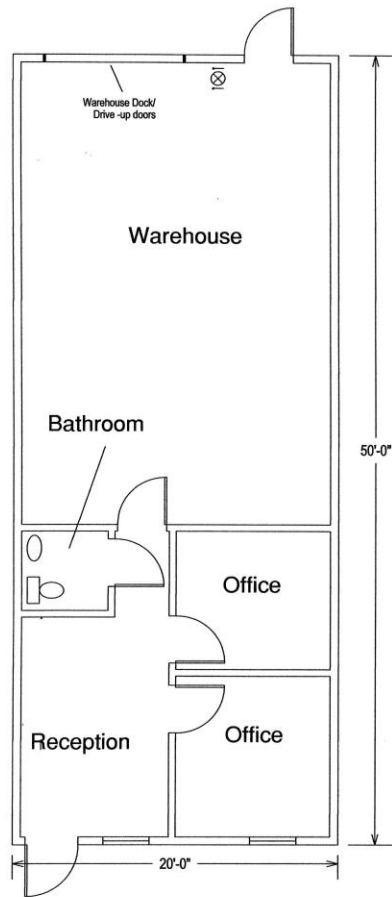
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Floor Plan

4746 Hammermill Road
Tucker, GA 30084

Suite 206



1,000 s.f.

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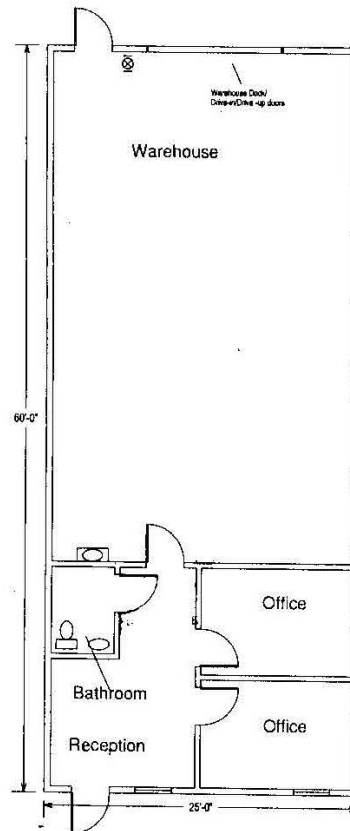
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Floor Plan

4744 Hammermill Road
Tucker, GA 30084

Suite 302



1,500 s.f.

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Satellite Map

4742-4750 Hammermill Road
Tucker, GA 30084



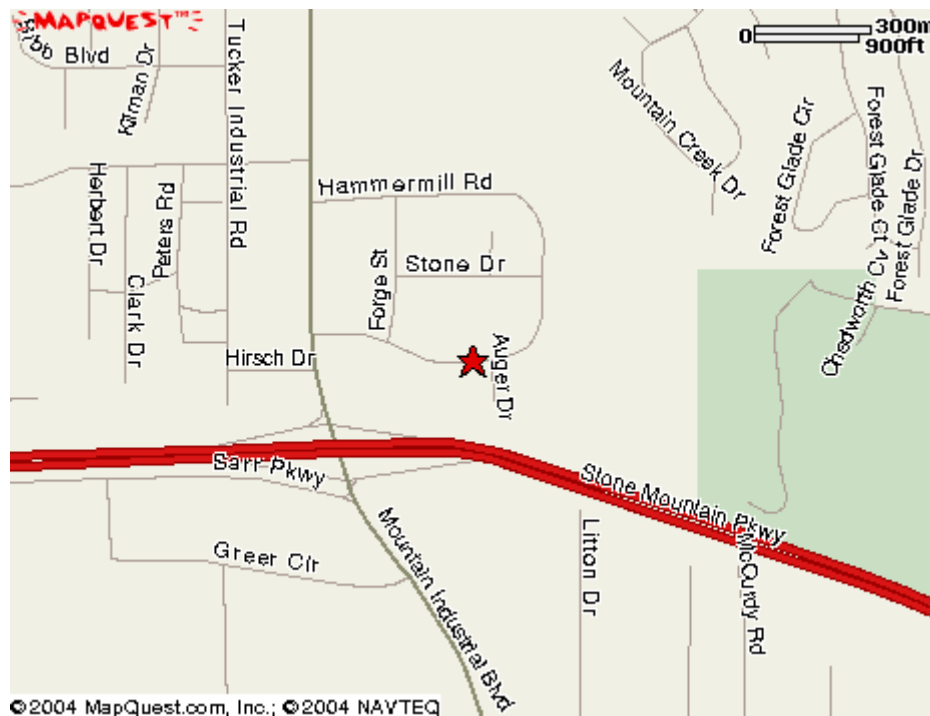
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Location

Hammermill Place
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