



Industrial Flex | Gwinnett County, Georgia | Northeast Atlanta

4405 International Boulevard

Suite B-109 | Norcross, Georgia 30093 | Gwinnett Park

6,885

TOTAL
SQ. FT.

4,991

OFFICE
SQ. FT.

1,894

WAREHOUSE
SQ. FT.

14'

CLEAR
HEIGHT

1

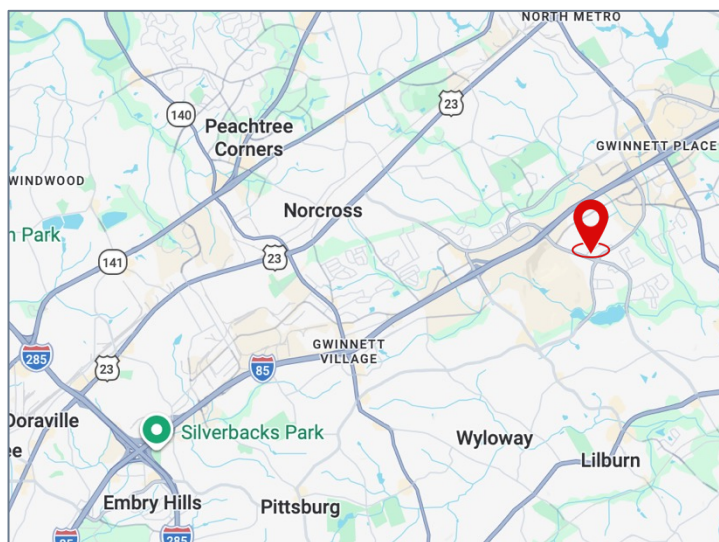
DRIVE-IN
DOORS

PROPERTY HIGHLIGHTS

- Expandable to 12,594 Sq. Ft.
- 26 Parking Spots, 3.83/1,000 Sq. Ft.
- Property Owner Will Demo Office As Needed
- LDCT 504.23 - State Tax Credits up to \$3,500.00 per Qualifying New Job.

LOCATION:

- 0.50 Miles to I-85
- 7.50 Miles to I-285
- 11.50 Miles to I-985
- 32.00 Miles to Hartsfield-Jackson



NASH
COMMERCIAL

For More Information, Contact:

David M. Nash | Principal

(M) 404-386-5846

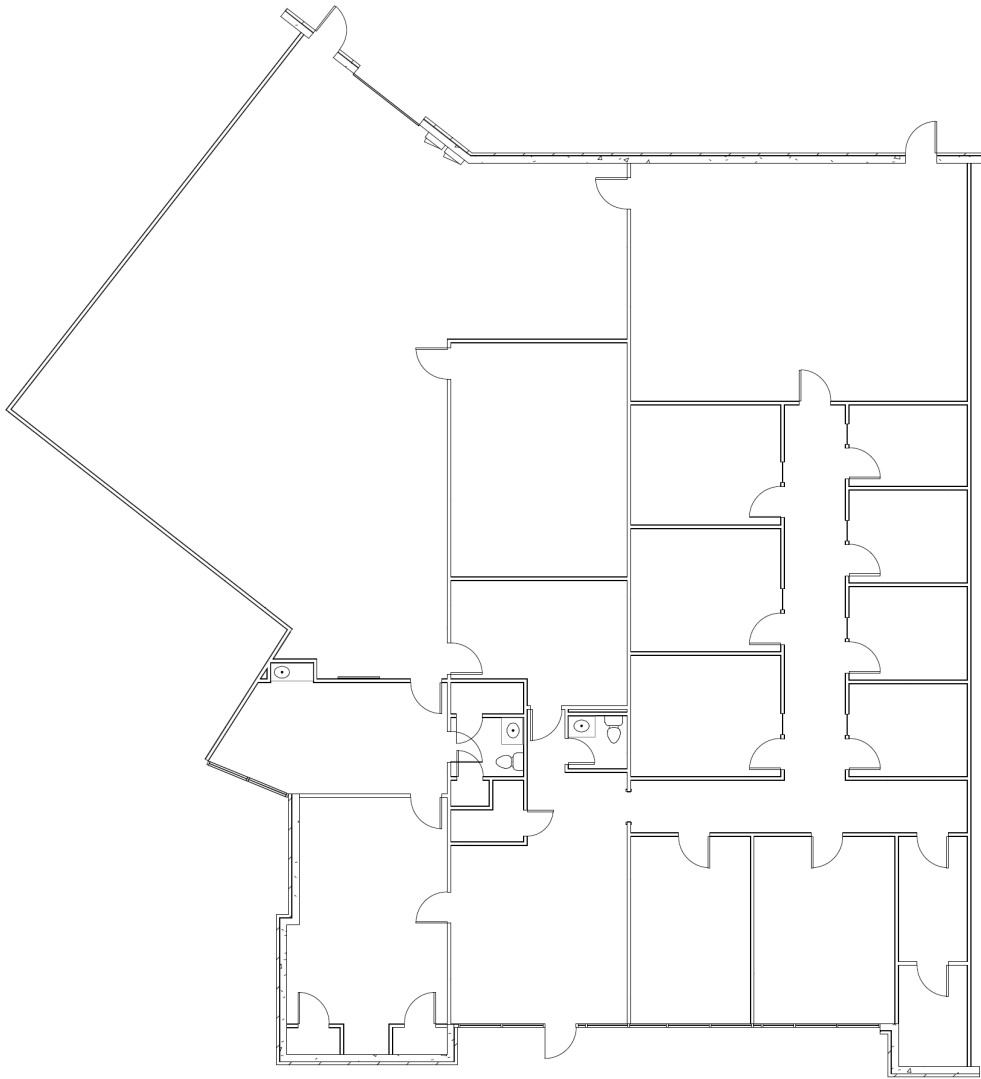
dnash@nashcommercial.com

4405 International Boulevard

Suite B-109 | Norcross, Georgia 30093 | Gwinnett Park



[Video Tour](#)



Total Available:	6,885 Sq. Ft.
Office Area:	4,991 Sq. Ft.
Warehouse:	1,894 Sq. Ft.
Clear Height:	14'

Dock High Doors:	-
Drive-in Doors:	1
Parking:	26 Auto Parking Spots
Date Available:	Immediate



For More Information, Contact:
David M. Nash | Principal
(M) 404-386-5846
dnash@nashcommercial.com