



INDUSTRIAL PARK BTS
2850 GAINESVILLE HWY

200,000 SF
ALTO, GEORGIA

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INVESTORS

Opportunity. Execution. Value Creation.

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PROPERTY HIGHLIGHTS



**IDEAL FOR
TRADITIONAL
ECOMMERCE,
WAREHOUSING,
& DISTRIBUTION**



**EASY ACCESS TO I-985/
HWY 23 & I-85**



**5 MILES FROM
HABERSHAM
AIRPORT**



PROPERTY DETAILS

2850 GAINESVILLE HWY | ALTO, GA

BUILDING SIZE	Up to 200,000 SF
AVAILABLE SPACE	Up to 200,000 SF
MINIMUM DIVISIBLE	100,000 SF
OFFICE SPACE	BTS
DOCK DOORS	12
DRIVE-IN DOORS	3
CLEAR HEIGHT	32'
COLUMN WIDTH/DEPTH	30' x 60'
ROOF	TPO
WALLS	Metal
FLOORS	6 - 8" Reinforced Concrete
FIRE SUPPRESSION	ESFR
LIGHTING	LED
POWER	To Suit Based on Tenant Needs
LAND AREA	106.2 Acres
PARCEL ID	B12-003-1 B12-003-2



SITE PLAN

2850 GAINESVILLE HWY | ALTO, GA

PROPOSED
200,000 SQFT BTS

(12) RECESSED LOADING DOCKS
EMPLOYEE PARKING SPACES
TRAILER PARKING
SPACES AVAILABLE



LOCATION MAP

2850 GAINESVILLE HWY | ALTO, GA

GAINESVILLE HWY	3 MILES
HABERSHAM AIRPORT	5 MILES
ATHENS	44 MILES
I-85 S	61 MILES
ATLANTA	73 MILES

