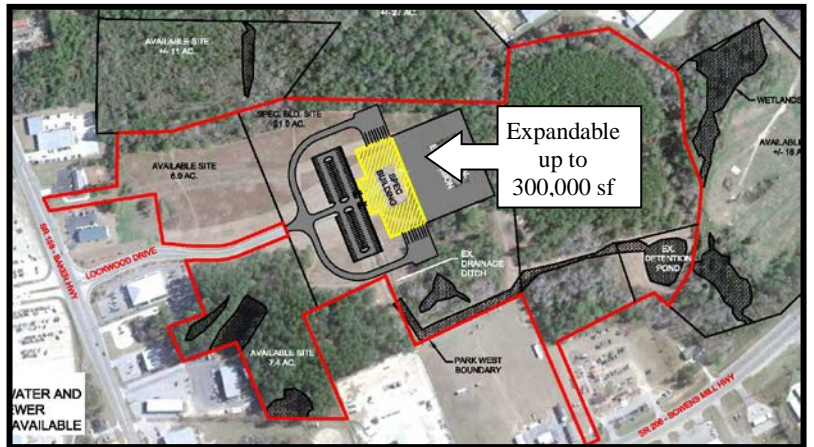


# Douglas-Coffee County, Georgia

## Spec Building - Park West

### 70,000sf - expandable to 300,000+sf



- Construction completed 2014
- 10 acres – expandable to 30 acres
- 70,000 sf (expandable to 300,000+ sf)
- 65,000 sf, manufacturing or distribution
- 5,000 sf, office/administration with height sufficient for 2<sup>nd</sup> floor
- 26' clearance at eaves; 30' at ridge
- Bay size 40' X 50'
- Utilities: Fully served with 12" water, 10" sewer, and 8" gas
- Fiber available
- Easy 4-lane access to I-75, I-95, I-16, I-10 and Georgia's seaports
- Loading docks available on east and west sides of building
- Owner: Douglas-Coffee County Economic Development Authority
- Neighbor: Wal-Mart DC with 1,000,000 sf logistics operation
- Located at 260 Lockwood Drive, Douglas, GA 31533
- Zoned Industrial
- \$2,000,000



**Contact**      **Andrea Taylor, Executive Director**  
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