

AUGUSTA

G E O R G I A

Development Authority of Richmond County

Industrial Building Data

Airport Area Building



12,000 SQUARE FEET
Two 2,400SF Suites Available

1.67 acres

DEVELOPMENT AUTHORITY OF RICHMOND COUNTY

P.O. Box 922, Augusta, GA 30903-0922

(706) 821-1321 (706) 821-1316

E-mail: WSprouse@AugustaEDA.com www.AugustaEDA.com

**AIRPORT AREA BUILDING
HARTRICK ROAD AT TOBACCO ROAD
AUGUSTA, GA**

BUILDING SIZE

Mfg./Whse. Space:	2,400 SF
Office Space:	
Total:	2,400 SF

SITE ACREAGE

Acres 1.67 acres

COST

Sale Price:	n/a
Lease Price:	\$900/month

CONSTRUCTION

Year Built/Additions:	2004
Former Use:	Distribution /Showroom
Exterior Walls:	Metal
Interior Walls:	Metal
Roof:	Metal
Ceiling Height Center:	14'
Column Spacing:	
Floor Thickness:	6 inch
Single/Multi Tenant:	Single
No. of Buildings	1
No. of Floors:	1

MECHANICAL

Heat:	Throughout
Air Conditioning:	Throughout
Sprinkler System:	ESFP Sprinkler
Lighting:	Fluorescent & skylight
Crane:	n/a

UTILITIES / ZONING

Water:	City of Augusta 12 inch main, 8-inch sprinkler lead-in
Sewer:	City of Augusta 8-inch main
Electric:	Georgia Power 750KVA, 4000amp/480V
Natural Gas:	Atlanta Gas Light
Telecommunications:	BellSouth
Zoning:	Industrial

TRANSPORTATION / PARKING

Dock High Doors:	n/a
Drive In Doors:	One
Rail Siding:	n/a
On-Site Parking:	15
Highway Access:	Hartrick Road
Airport:	
Augusta Regional	Less than 1 mile
ATL	150 miles
Access Road:	Tobacco Road

COMMENTS

- Building is in Excellent Condition

AVAILABILITY

- Immediately

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