

# AUGUSTA

G E O R G I A

*Development Authority of Richmond County*

Office / Customer Service Building Data

**Augusta South Square**



**22,000 SQUARE FEET**

6 acres

**DEVELOPMENT AUTHORITY OF RICHMOND COUNTY**

Suite 560, Historic Enterprise Mill, 1450 Greene Street, Augusta, GA 30901

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

E-mail: [WSprouse@AugustaEDA.com](mailto:WSprouse@AugustaEDA.com) [www.AugustaEDA.com](http://www.AugustaEDA.com)

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**AUGUSTA SOUTH SQUARE BUILDING  
2215 PEACH ORCHARD ROAD  
AUGUSTA, GA**

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**BUILDING SIZE**

Total 22,000SF

**COST**

Sales Price: n/a  
Lease Price: \$8.00/SF/YR NNN  
Terms: negotiable/variable

**CONSTRUCTION**

Year Built/Additions: 1997  
Former Use: Retail  
Exterior Walls: Masonry  
Interior Walls: Masonry  
Roof: Built Up  
Ceiling Height: 20'  
Column Spacing: open  
Floor Thickness: 6" reinforced  
Number of Restrooms: Two  
Single/Multi Tenant: Single or multi  
Number of Buildings: One  
Number of Floors: One  
Floor Drains: n/a

**MECHANICAL**

Heat: Forced air  
Air Conditioning: Fully air conditioned  
Sprinkler System: 100% wet  
Compressed Air: n/a  
Lighting: Fluorescent

**UTILITIES / ZONING**

Water: Augusta Utilities  
Sewer: Augusta Utilities  
Electric: Georgia Power  
Three 2,500KVA  
transformers, 480V  
Natural Gas: Atlanta Gas Light  
3" main  
Telecommunications: AT&T  
Zoning: Light industrial/retail

**TRANSPORTATION / PARKING**

Dock High Doors: One  
Drive-In Doors: n/a  
Rail Siding: no  
On-Site Parking: 300 spaces, paved  
Highway Access: Peach Orchard Road,  
Tobacco Road,  
Interstate 520  
  
Airports:  
Augusta Regional: Less than 6 miles  
Atlanta 155 miles  
Charlotte 154 miles

**COMMENTS**

**AVAILABILITY:** Immediately

**SITE ACREAGE**

Acres 6

072110 SHollowayDavis