

AUGUSTA

G E O R G I A

Augusta Economic Development Authority

Industrial Building Data

Sentry Circle Building



19,800 SQUARE FEET

1.30 acres

AUGUSTA ECONOMIC DEVELOPMENT AUTHORITY

Suite 560, 1450 Greene Street, Augusta, GA 30901

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

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

SENTRY CIRCLE BUILDING
1818 Sentry Circle
AUGUSTA, GA 30904

BUILDING SIZE

Mfg/Whse Space	18,600SF
Office Space	<u>1,200SF</u>
Total	19,144SF

AVAILABILITY

Immediately

SITE ACREAGE

1.30 Acres

CONSTRUCTION

Year Built/Additions:	1973
Former Use:	Warehousing
Exterior Walls:	Masonry
Interior Walls:	Masonry
Roof:	Metal
Ceiling Height:	
Center:	
Eaves:	18'
Column Spacing:	
Floor Thickness:	6" reinforced
Number of Restrooms:	4
Single/Multi Tenant:	Single
Number of Buildings:	One
Number of Floors:	One
Floor Drains:	No

COST

Sales Price:	Available
Lease Price:	\$3.30/SF/YR NNN
Terms:	

MECHANICAL

Heat:	Gas Heat
Air Conditioning:	Central HVAC in Office
Sprinkler System:	Yes
Compressed Air:	No
Lighting:	Fluorescent

UTILITIES / ZONING

Water:	Augusta Utilities
Sewer:	Augusta Utilities
Electric:	Georgia Power
Natural Gas:	
Telecommunications:	
Zoning:	Heavy Industrial

TRANSPORTATION / PARKING

Dock High Doors:	Two
Drive In Doors:	Two
Rail Siding:	No
On-Site Parking:	Yes
Highway Access:	Yes

Airports:	
Augusta Regional:	7.9 Miles
Atlanta	151.6 Miles
Charlotte	171.5 Miles

COMMENTS: Located off Gordon Highway with access to Bobby Jones Expressway. Convenient to downtown and South Augusta.

Atkins 031811

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