

FOR LEASE

# 71,357 SQUARE FEET

4960 GOLDEN PARKWAY  
BUFORD, GA

GOLDEN PARK  
COMMERCE CENTER

BUILDING #3



## BUILDING FEATURES

**Site Area:** 21.1 Acres

**Lighting:** T-5

**Bay Size:** 50' x 50' (typical) Columns Painted Safety Yellow 10' High, 60' Staging Bay

**Power:** 3,000 AMP, 277/480 Volt, 3 Phase

**Sprinklers:** ESFR

**Clear Height:** 32' Minimum

**Loading:** 21 Dock-High Doors

**Auto Parking:** 53

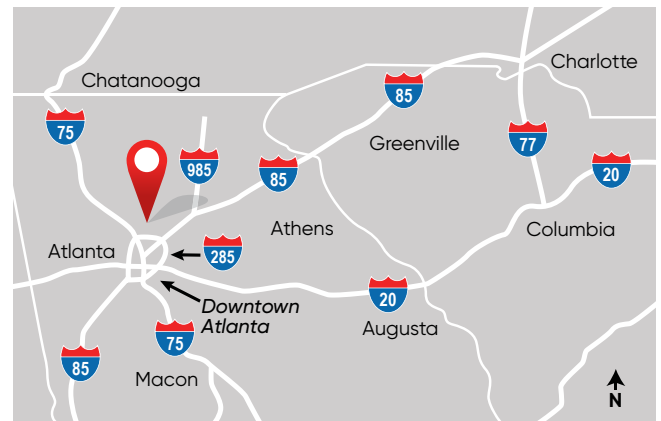
**Trailer Parking:** 24

**Roof:** Mechanically Fastened .45mil TPO Roof

**Skylights:** One Every Other 50' x 50' Bay

## LOCATION

Strategically located in the heart of NE Atlanta with  $\pm 1,600$  feet of frontage along I-985. The site provides immediate access to all major thoroughfares including Buford Highway, Peachtree Industrial Boulevard, I-985, and I-85 via Friendship Road.



Atlanta Office

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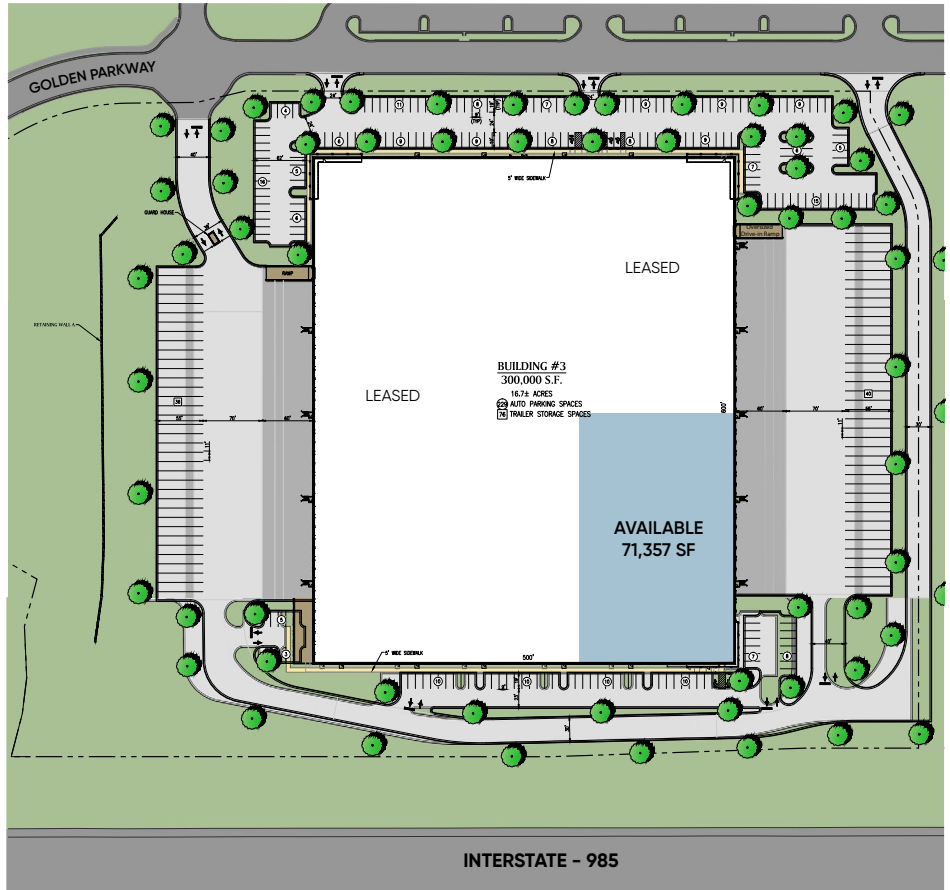
Corporate Office

13191 Crossroads Pkwy, North, Sixth Floor, City of Industry, CA 91746 | (562) 692-9581

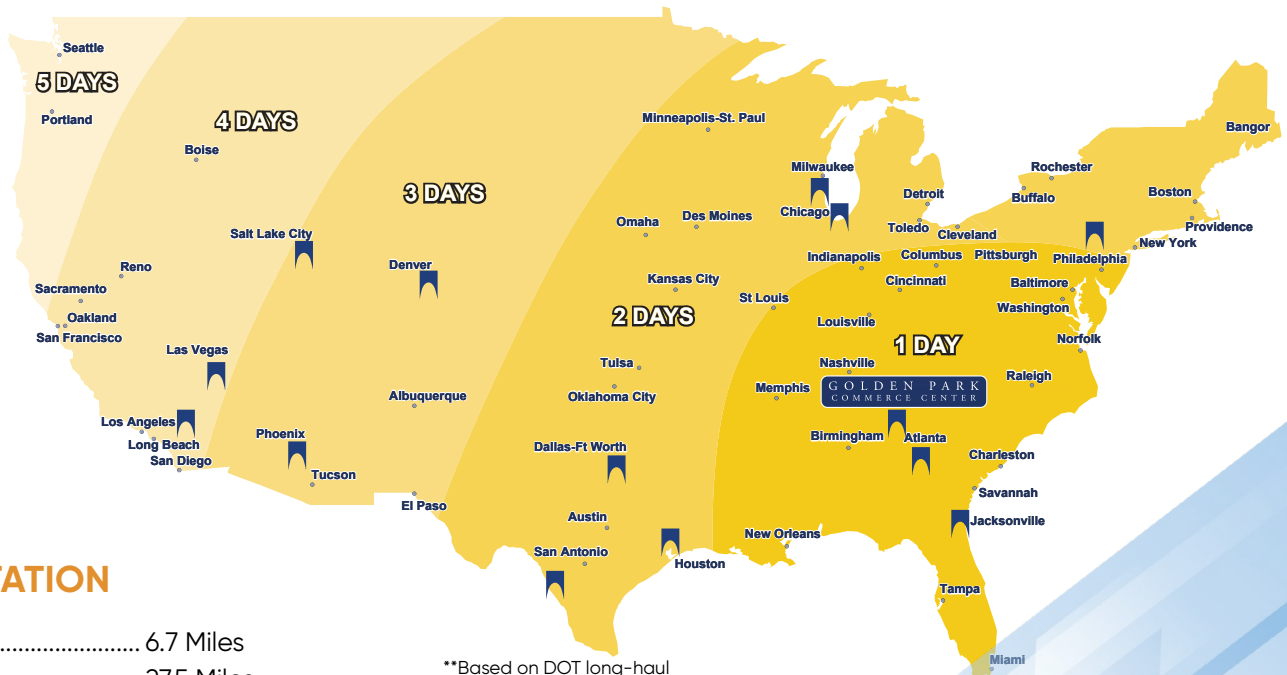
# GOLDEN PARK COMMERCE CENTER

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 4960 Golden Parkway  
 Buford, GA



## DRIVE TIME MAP



## TRANSPORTATION

- I-85..... 6.7 Miles
- I-285 ..... 27.5 Miles
- Port of Savannah..... 245 Miles
- Port of Charleston..... 292 Miles

\*\*Based on DOT long-haul standard of 11 hours/day