

Majestic Southern Gateway - Building #2

530,000 Square Feet

Highway 42 and Bethlehem Road, Henry County, GA



- Immediate Access to Norfolk Southern Rail
- .25 Miles to Future Bethlehem Road & I-85 Interchange
- 40' Clear Height

For Leasing Inquiries:

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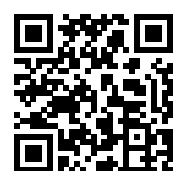
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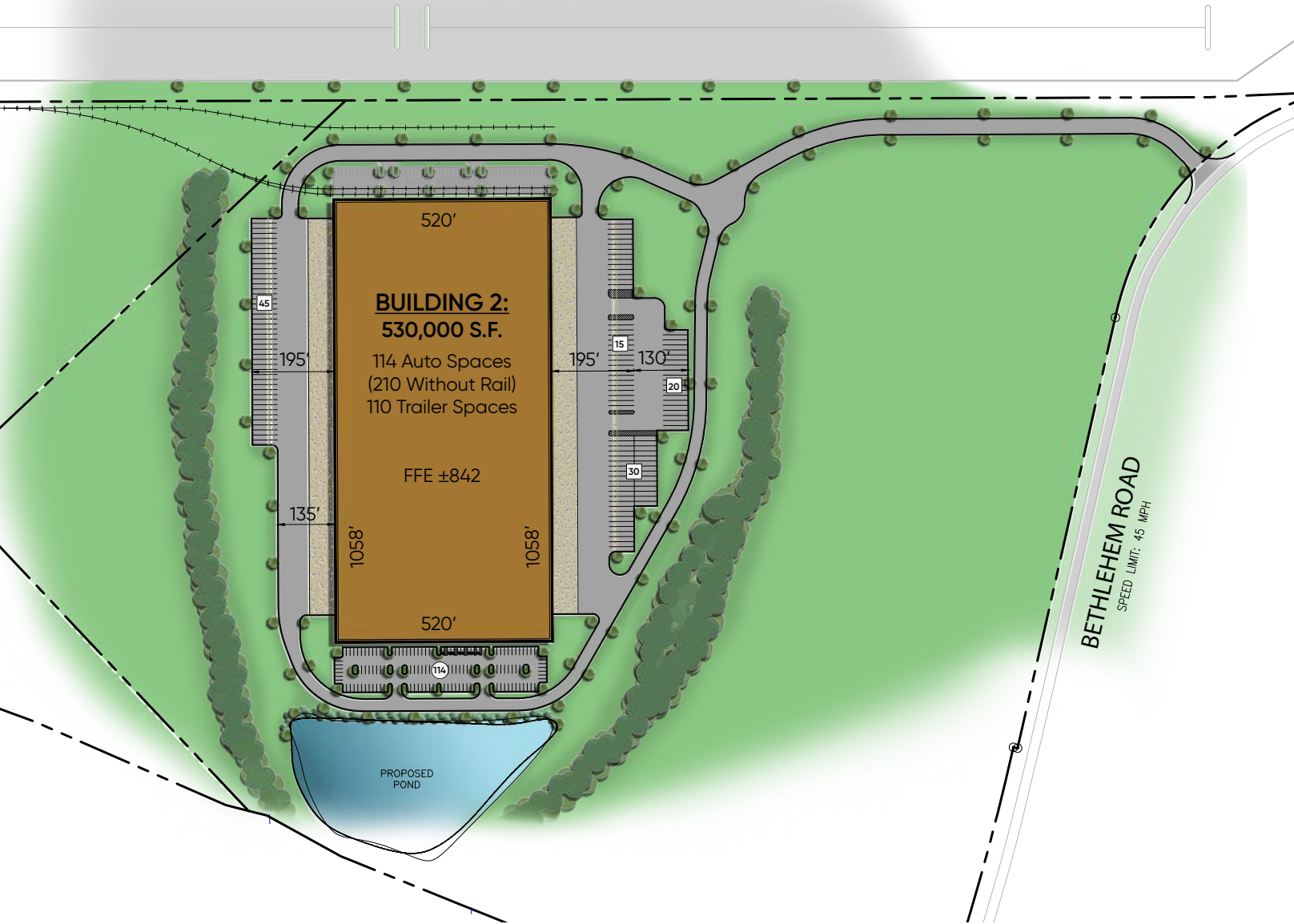
A Joint Development By:



See Additional Southeast
Availabilities Here



Site Plan



Features

RBA

530,000 SF

Office

Build-to-Suit

Clear Height

40'

Bay Spacing

54' x 48' (typical)

Loading

125 - 9'x12' Dock High Doors

4 - 12'x14' Ramped Drive-in Doors

Electrical

Build-to-Suit

Auto Parking

114 (210 Without Rail)

Trailer Parking

110

Fire Protection

ESFR Fire Sprinkler System

Warehouse Floor

7" Concrete Typical Throughout

Skylights

1 Skylight per 54 x 48' bay and clerestory glass every 50' to enhance warehouse lighting and reduce energy costs

Location Highlights




LOCATION INFO

13.2M (4.0%)
U.S. POPULATION
WITHIN 150 MILES

36.7M (11.1%)
U.S. POPULATION
WITHIN 300 MILES

70.7M (21.4%)
U.S. POPULATION
WITHIN 450 MILES

Accessibility

HARTSFIELD-JACKSON AIRPORT / 
(25 miles / 20 minutes)

BUILDING 4
±375,000 S.F.

BUILDING 3
±515,000 S.F.

BUILDING 2
±530,000 S.F.

BUILDING 1
±425,000 S.F.

BETHLEHEM ROAD



(2.5 miles / 4 minutes)

GA HWY 42

