

OFFICE/WAREHOUSE FOR SALE OR LEASE



755 GODDARD CT. | ALPHARETTA

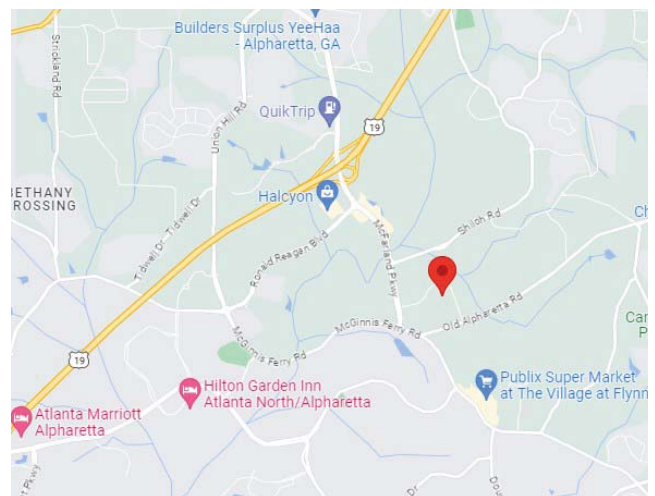
8,829 SF

Sale: \$2,200,000

Lease: \$14.00 NNN

(NNN = \$3.50/SF)

- Stand-alone building
- ~50/50 Office / Heated warehouse
 - Office ceiling height = 10'
 - Warehouse ceiling height = 15'
 - Drive-up parking (25 spaces)
- Grade level and dock-high loading
 - Zoned M-1 for light industrial
- Electrical: 200 amps, 120/280V,
3 phase



[Click for Location Map](#)

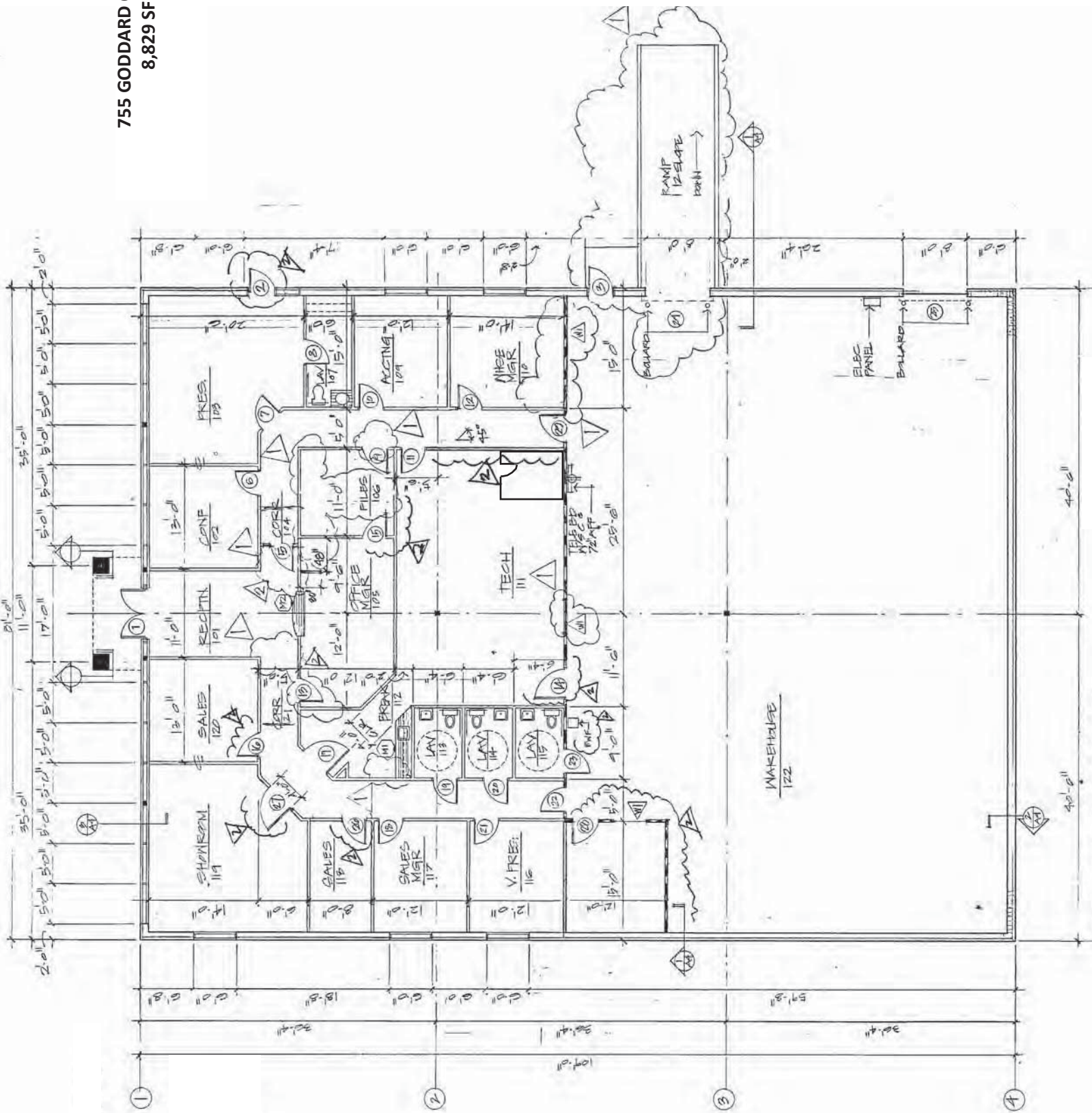
[Click for Floor Plan](#)

[Questions?](#)

770-723-1900



755 GODDARD COURT
8,829 SF



ARCHITECTURAL FLOOR PLAN