



2175 Centennial Drive

Gainesville, GA 30504



For Lease
±20,000 SF
Hall County



IPG Properties

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PROPERTY OVERVIEW

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PROPERTY FEATURES:

±20,000 sq. ft. single tenant warehouse building for lease

±2,000 sq. ft. office area

2 dock high doors (10' x 10')

1 drive-in door (10' x 10')

3-phase, 400 amps, 120/208 volts electric service

Office area has 4 private offices, conference room, reception area and break room

Great for manufacturing, warehouse or distribution



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AERIAL

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LOCATION

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DISTANCES:

I-985, Exit 20:	±3.5 miles	City of Oakwood:	±5.8 miles
I-85:	±23.5 miles	Downtown Atlanta:	±53 miles
I-285:	±39.3 miles	Hartsfield Jackson Int'l Airport:	±63 miles
Downtown Gainesville:	±3.8 miles	Future Gainesville Inland Port:	±12 miles

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