

**202 Decoma Drive**  
Carrollton, GA



**LEASED**

**±101,000 SF**  
Industrial Warehouse Facility

**HIGHLIGHTS:**

- 30' Clear Height
- Expandable by 30,000 SF
- ESFR Sprinkler System
- 14 Dock Doors
- 2 Drive-In Door

**ACCESS:**

- 2.1 miles to US-27
- 6.9 miles to West Georgia Regional Airport
- 8.9 miles to I-20



**Owned and Managed by Becknell Industrial**

**Chicago**

120 East Burlington Avenue  
La Grange, IL 60525  
P: 708.443.9300

**Denver**

205 Detroit Street, 2nd Floor  
Denver, CO 80206  
P: 303.900.4113

**Indianapolis**

2750 East 146th Street, Suite 200  
Carmel, IN 46033  
P: 317.669.6000

**South Florida**

25 Seabreeze Avenue, Suite 302  
Delray Beach, FL 33483  
P: 561.279.1840

# 202 Decoma Drive

Carrollton, GA

## BUILDING HIGHLIGHTS

## SITE PLAN

**TOTAL BUILDING SIZE:**  
±141,000 SF (700' x 200')

**EXPANDABLE BY:**  
±30,000 SF (150' x 200')

**ACRES:**  
±15.0

**OFFICE:**  
±2,200 SF

**CONSTRUCTION:**  
Pre-Cast Tilt Walls

**COLUMN SPACING:**  
50' x 50'

**CLEAR HEIGHT:**  
30'

**DOCK-HIGH DOORS:**  
14

**DRIVE-IN DOORS:**  
2

**CAR PARKING:**  
150 Car Parking Spaces

**TRUCK COURT:**  
130'

**DOCK APRON:**  
90'

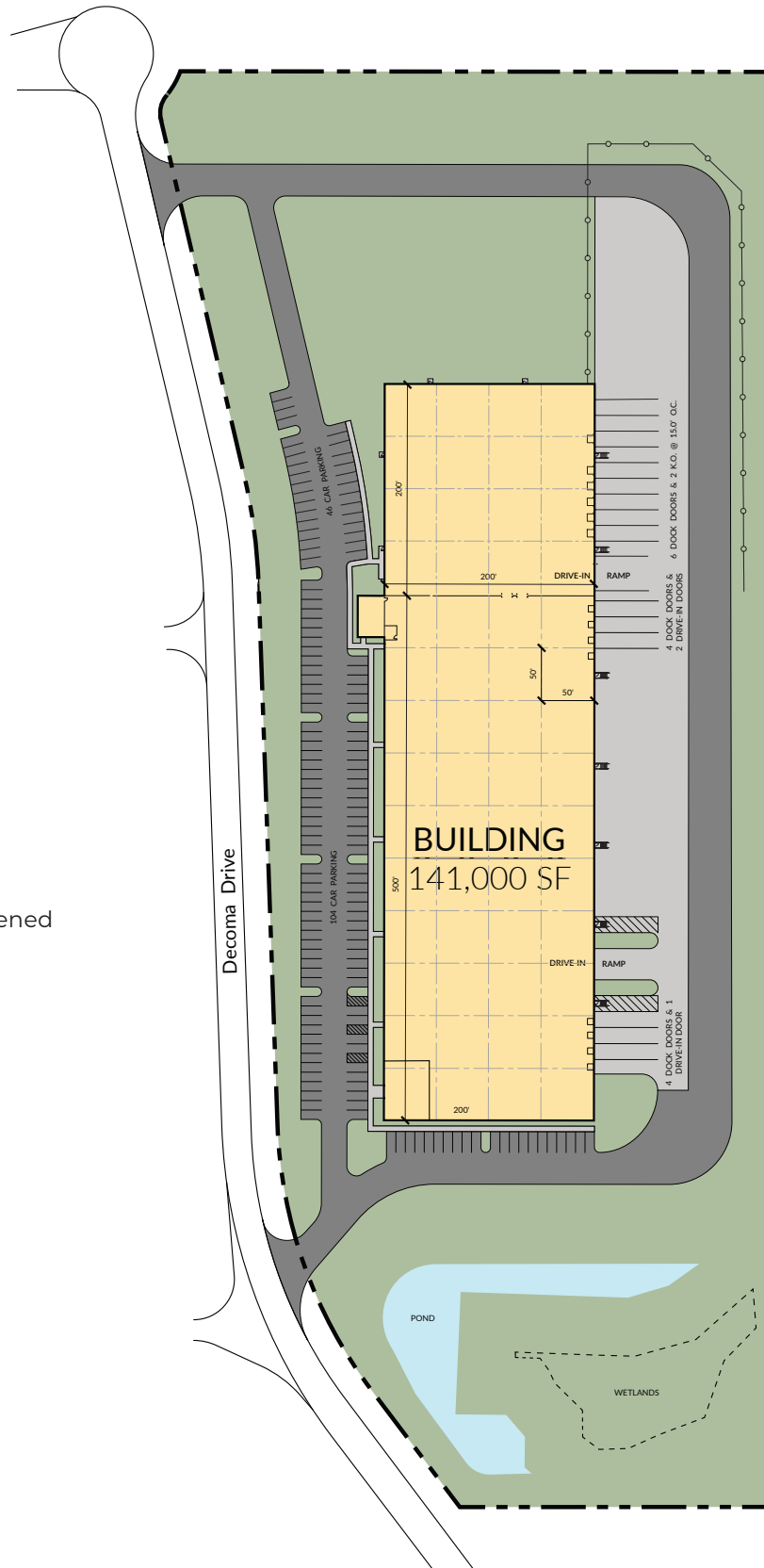
**FIRE SUPPRESSION:**  
ESFR Sprinkler System

**ELECTRICAL:**  
3,000 Am, 480/277v, 3-Phase, 5 wire

**FLOORING:**  
7" thick, unreinforced, 4,000 psi

**ROOF:**  
45 mil, Single Ply TPO Mechanically Fastened

**LIGHTING:**  
LED Lighting w/ Motion Control



LEASED

