

Building For Sale:

**39 Herring Rd
Newnan, GA 30265**



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Building For Sale:

39 Herring Rd, Newnan, GA 30265 • 22,000 SF

39 Herring Rd is a standalone industrial warehouse building situated on 3.03 Acres of land. With 22,000 SF of space and a Clear Height of 20 Feet, 39 Herring Rd provides ample room for business operations. Situated near the heart of Newnan, and short drive from I-85, 39 Herring Rd is conveniently located near many different labor pools.



Property Features

Building Size: 22,000 SF

Office Size: 2,000 SF

Land Area: 3.03 AC

Building Type: Industrial Warehouse

Clear Height: 20' Clear

Dock Doors: 2 Exterior

Drive Ins: 2 Exterior

Power: 3-Phase/240V/1800A

Parking: +/- 28 Surface Spots

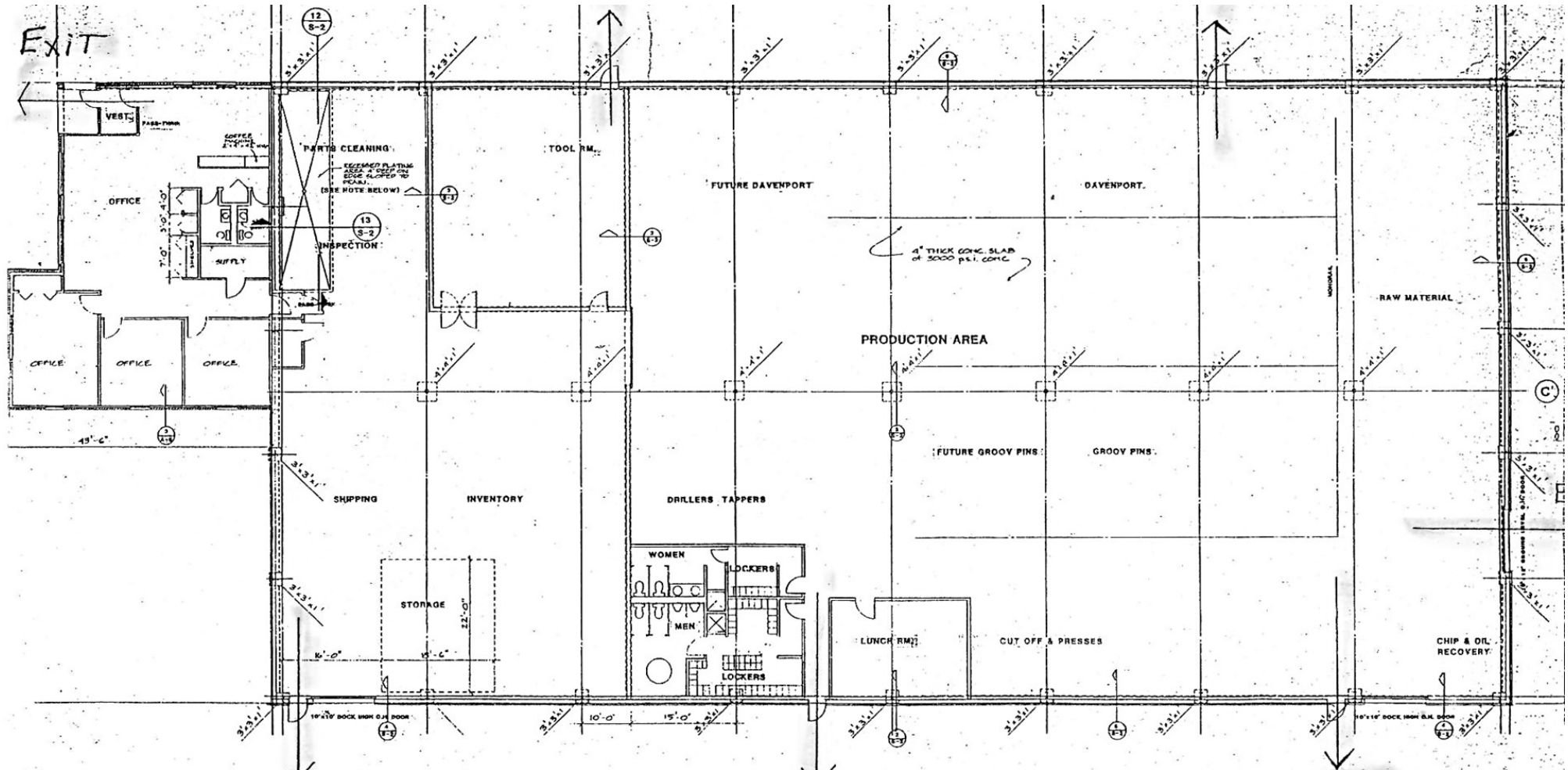
County: Coweta

Features:

- Stand-Alone Building
- Ample Employee Parking
- Potential Outside Storage Area
- Wet Sprinkler System

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Laborers and Freight, Stock, and
Material Movers, Hand

\$17.01/hour

39 Herring Road, Newnan, GA 30265

Market Overview

5 Year Population Growth Rate	6.4%
Labor Force	78,854
Total Unemployed	2,181
Unemployment	3.04%
Average Commute Time	34 min
Cost of Living Index ⓘ	95.9
Average Home Price	\$429,149
Average Monthly Rental - 1 Bedroom	\$1,530

Occupational Overview

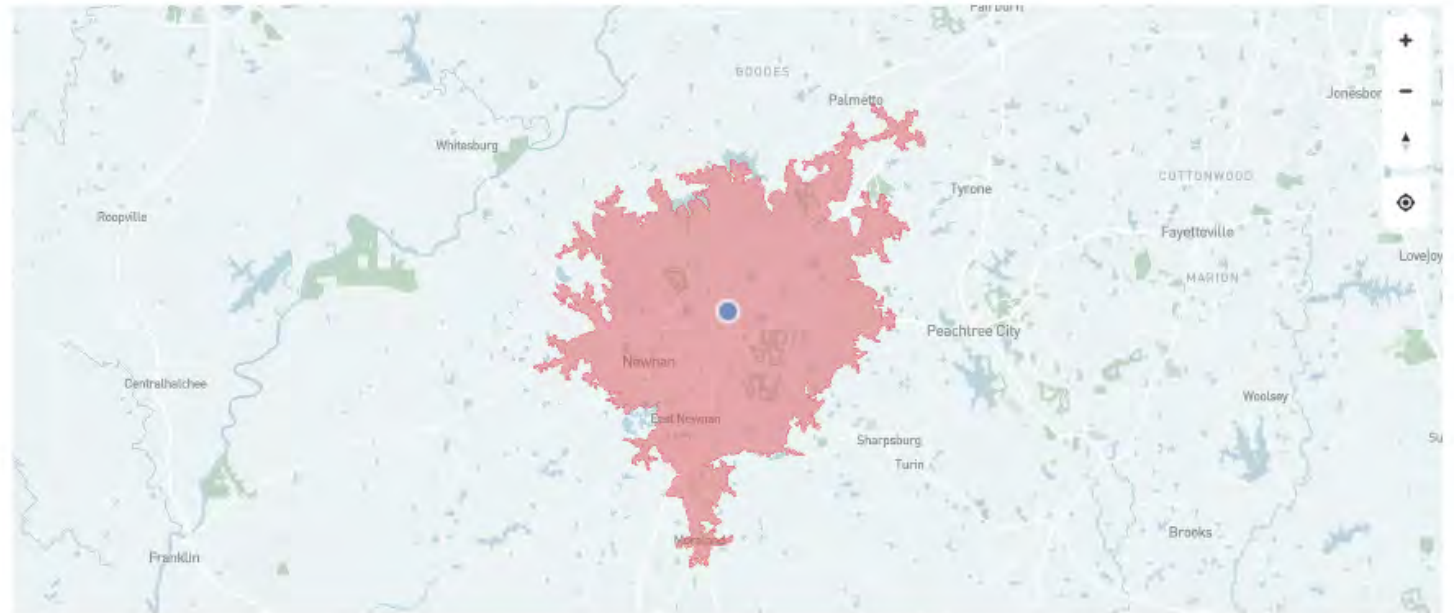
Laborers and Freight, Stock, and...

Compared to 1,060 previous year ▲ 22.19 %

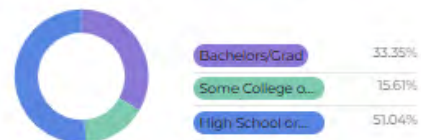
Jobs	1,295
Location Quotient ⓘ	1.28

Market Area

DRIVE TIME: **15 Min** 30 Min 45 Min



Educational Attainment



Race Distribution



Think beyond space.

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