

# Thomaston Speculative Building

## Location



**Central GA Business & Technology Park  
Upson County  
Thomaston, GA 30286**



## Size

Building Size / Dimensions:	78,300 SqFt	Office Area (Sqft.):	0
Expansion Potential / Size:	Yes 223,900	Parking Spaces:	0
Type:	Single Tenant	Construction Material:	Masonry
Lot Acreage:	13.0	Bay Dimensions (Sqft.):	40 x 60
Expansion Potential / Size:	Yes 30.0	Floor Thickness (in.):	N/R
Ceiling Height (min - max):	25 - 25 ft.		

## Special Features

Truck Doors:	0	Sprinkler:	No	Cooler:	0
Railroad Doors:	0	Crane(s):	0	Boiler:	No
Production Area A/C:	No	Freezer:	0	Insulated:	No

## Utilities

Type	Name	Main Size (in)
Water:	City of Thomaston	16
Sewer:	City of Thomaston	8
Natural Gas:	Atlanta Gas Light Company	2
Electric Provider:	Georgia Power Company	

## Cost and Qualifications

Terms:	Sale	Sale Terms: \$1,750,000	Lease Terms: N/A
Ownership:	Public		Former Use: Spec
Built in:	2004	Improvements In: N/A	Fire Insurance Rating: 7

**General Comments:** Adjacent to Thomaston-Upson Regional Airport with 6,351 ft. runway



**Thomaston-Upson County  
Industrial Development Authority  
www.thomastonupsonida.com  
706.647.7007**