

# LITHONIA INDUSTRIAL CENTER

7000 Commerce Court  
Lithonia, GA 30058

236,241 SF (DIVISIBLE) FOR LEASE | DELIVERING FALL 2025



CBRE

 JOHNSON  
DEVELOPMENT  
ASSOCIATES, INC.  
Part of The Johnson Group

# BUILDING SPECIFICATIONS



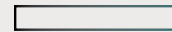
Total SF  
**236,241 SF**  
(Divisible)



Loading  
**46 DOCK DOORS (9'X10')**  
**2 DRIVE-IN DOORS (14'X16')**



Parking Spaces  
**138 SPACES**  
**INCLUSIVE OF 6 HC**



Floor Slab  
**7" UNREINFORCED SLAB**



Trailer Parking  
**35 SPACES**



Roof  
**60 MIL TPO**

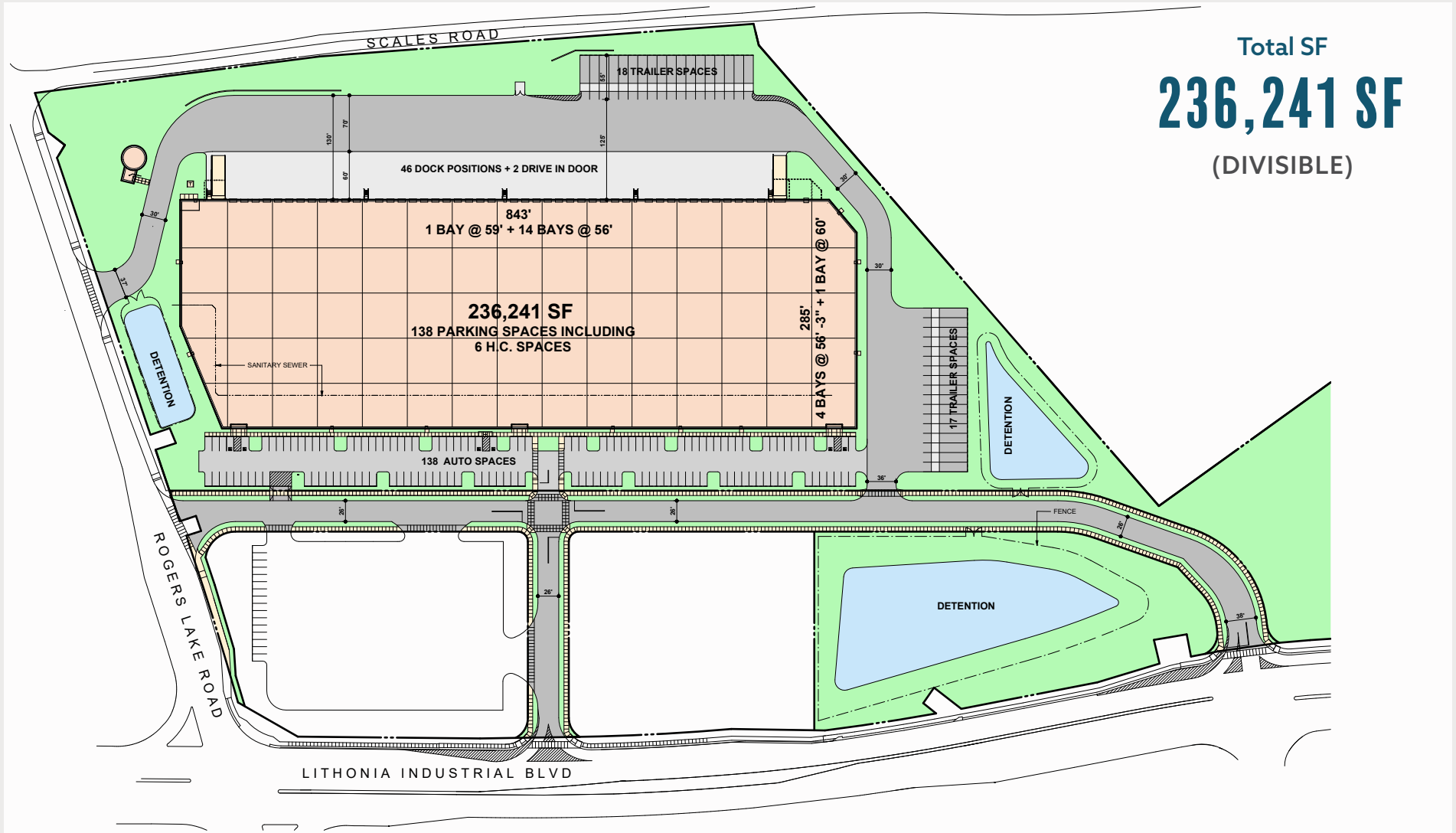


Minimum Clear Height  
**36' FROM FIRST COLUMN LINE**  
**IN FOR LOADING DOORS**



Electrical Service  
**480/277V, 3-PHASE, 4 WIRE SERVICE**  
**SIZED TO ACCOMMODATE AN INITIAL**  
**LOAD OF 4,000 AMPS**

# SITE PLAN

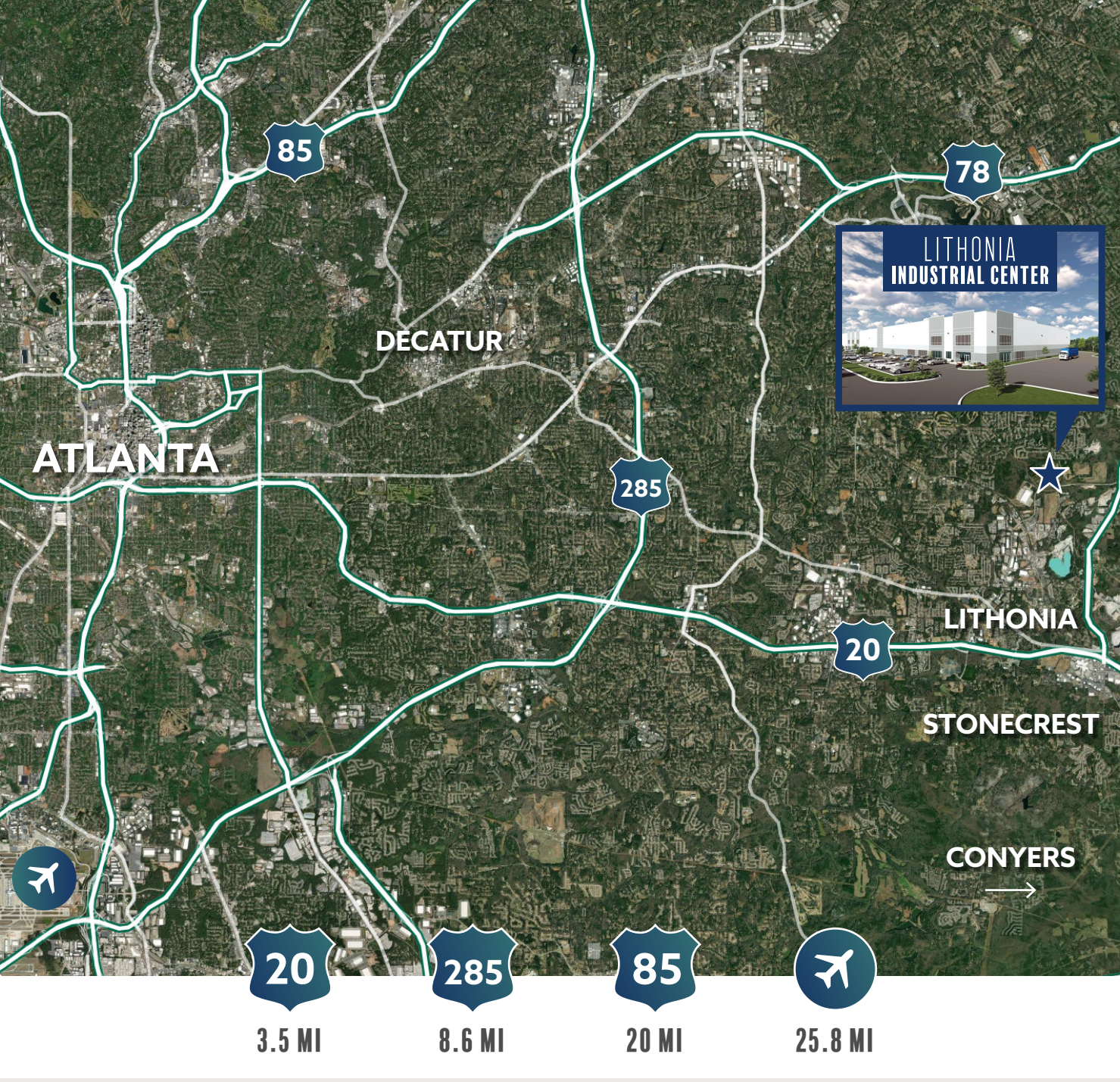


# NEARBY AMENITIES



# SUPERIOR ACCESS





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