

# ELLSWORTH

1494 AND 1510 ELLSWORTH INDUSTRIAL

ATLANTA, GEORGIA 30318

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**Roberts Commercial**

REAL ESTATE SERVICES

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## CONTACT INFORMATION

JOHN HARRISON  
MICHAEL ULIN

ROBERTS COMMERCIAL REAL ESTATE SERVICES

9875 MEDLOCK BRIDGE PARKWAY, SUITE 200

JOHNS CREEK, GEORGIA 30022

PHONE: 770.840.9395

FAX: 770.840.0275

WWW.ROBERTSCOMMERCIAL.COM

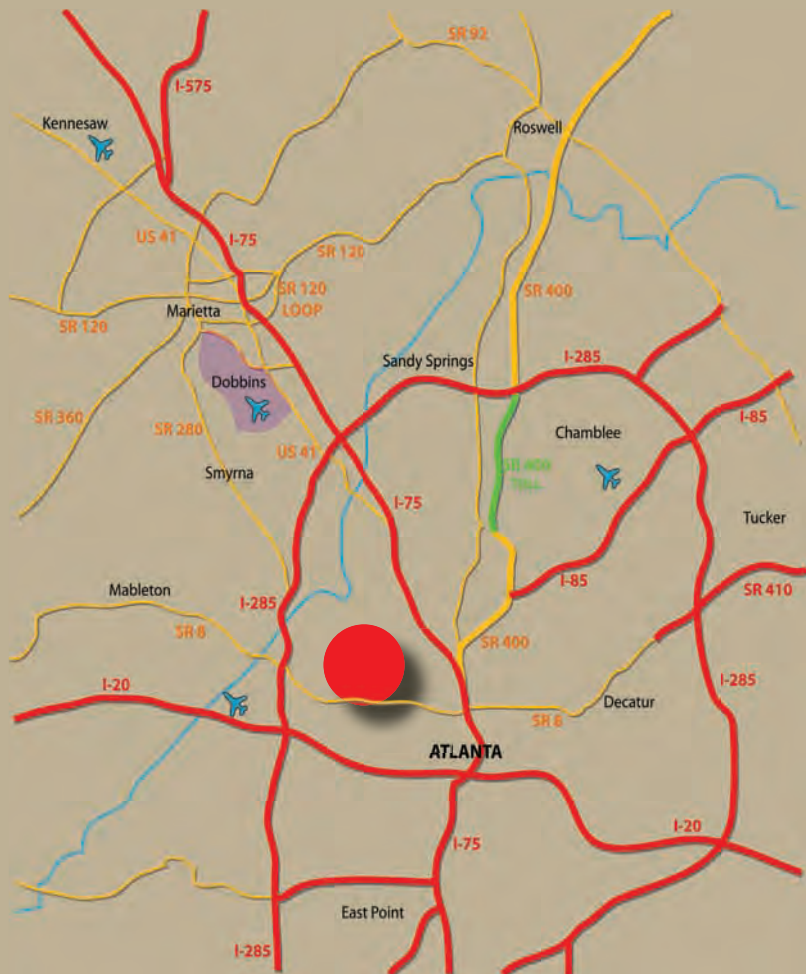
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# ELLSWORTH

Ellsworth Industrial is located in The West Midtown Design District. This District is located in the Chattahoochee Industrial submarket, which houses excellent opportunities for either retail or warehouse usage. This District has deep roots in Atlanta history such as the railroad yards, farming products and livestock from rural areas were sent here to be processed and distributed after the Civil War. Many of the receiving buildings adjacent to the original tracks still stand but have been converted to design space or lofts. Some of the best and oldest companies showcasing goods for the home and office are located here. Much of the warehouse space in the area houses all types of creative businesses centered around design.

The urban edginess of West Midtown makes it the popular home for interior designers, architects, graphic designers, event designers, recording studios and media production. New cutting edge residences have grown out of the ground nestled in the history of the area's original structures.

The creative synergy which began over a century ago in West Midtown is growing. The readily available warehouse space throughout the area, the proximity to Midtown and Downtown and the ease of access to I-75 along it's Eastern corridor have people discovering that there is a lot to be found in this quant Midtown area.

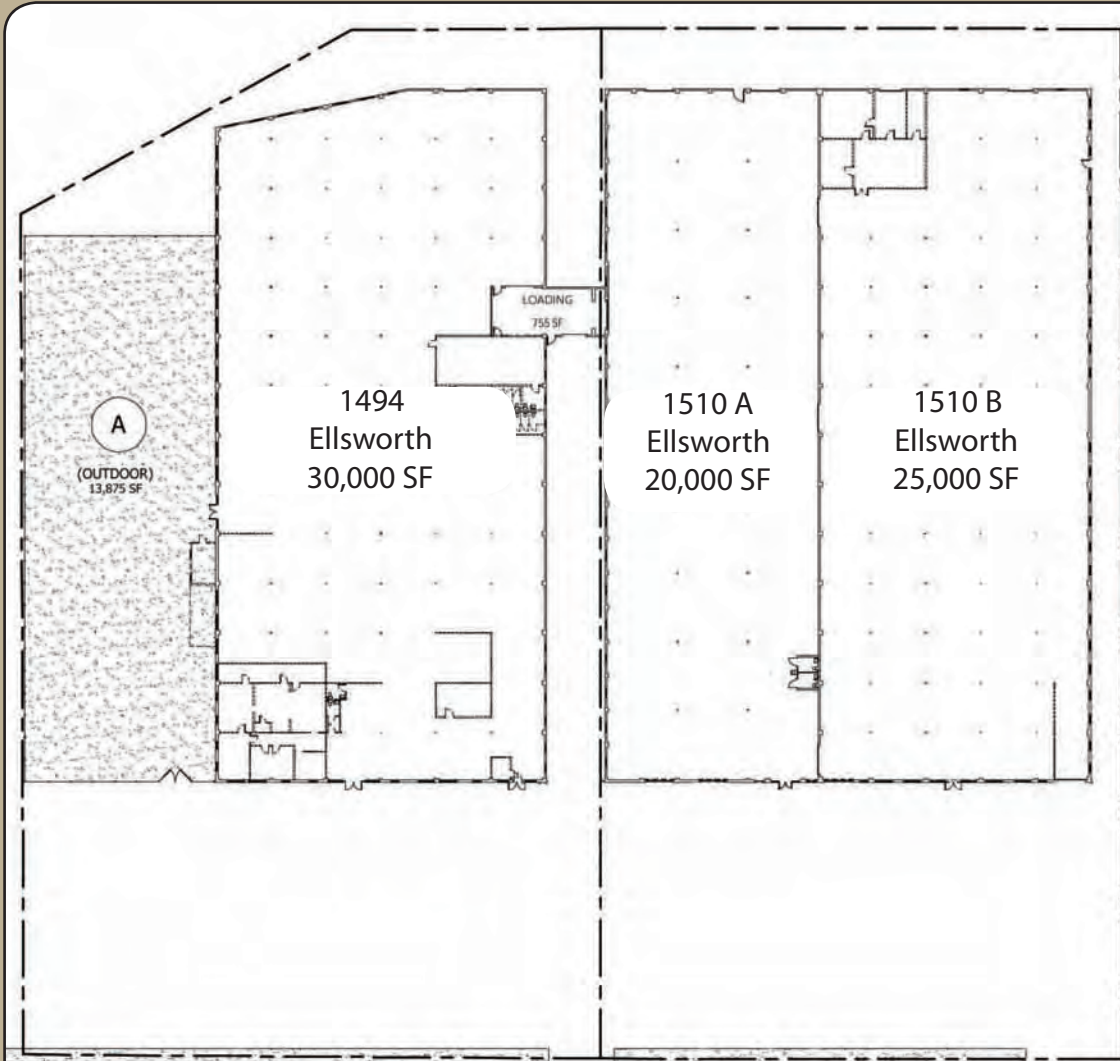


# ELLSWORTH

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ELLSWORTH INDUSTRIAL DR. NW

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## 1494 ELLSWOTH INDUSTRIAL DRIVE

COUNTY:	FULTON
SQUARE FOOTAGE:	30,000 SF
LAND AREA:	1.47 ACRES
YEAR BUILT	1976
CEILING HEIGHT	14"
LOADING:	1 DOCK HIGH - 32" FROM GROUND (108"X96") 1 DRIVE-IN
LEASE RATE:	\$5.50 PER SQUARE FOOT/NET
SALES PRICE:	\$65.00 PER SQUARE FOOT



# ELLSWORTH

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## 1510 - A ELLSWOTH INDUSTRIAL DRIVE

COUNTY: FULTON  
SQUARE FOOTAGE: 20,000 SF  
LOADING: TWO DOCK HIGH - 39" FROM GROUND (10'X120")  
LEASE RATE: \$5.00 PER SQUARE FOOT/NET  
SALES PRICE: \$55.00 PER SQUARE FOOT



# ELLSWOTH

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## 1510 -B ELLSWOTH INDUSTRIAL DRIVE

COUNTY: FULTON  
SQUARE FOOTAGE: 25,000 SF  
LOADING: DRIVE-IN - 24" FROM GROUND (10'X118")  
DOCK HIGH - 33" FROM GROUND (10'X118")  
LEASE RATE: \$5.00 PER SQUARE FOOT/NET  
SALES PRICE: \$55.00 PER SQUARE FOOT

