

# Adel-Cook County spec building



New construction in the South Cook Industrial Park on US 41 South. Sits on 7.5 acres with an additional 10 acres for growth. Building is expandable to 60,000 square feet. Has an attached office of 1560 sq ft. Owner will build out to suit. Prime location: building sits on corner lot in new 350 acre industrial park. Served by interchange exits 32 and 37 from Interstate I-75. In the city limits of the City of Adel with an ISO rating of 3.

## Property Details

**Listing ID** 109  
**Price** \$495,000  
**Status:** Active

**Total Square Feet** 18000 sq. ft.  
**Office Space** 1560 sq. ft.  
**Year Built** 2009  
**Lot Size** 7.5 acre(s)

## Additional Information

- Main Area: Adel
- Highway: US 41
- Rail: Norfolk Southern
- Environmental Site Assesment
- Ceiling (Max): 24 ft
- Largest Tract: 17 acre(s)
- Current Zoning: Industrial
- Sewer: City of Adel
- Gas: City of Adel
- Electricity: Georgia Power, if over 900kv customer choice

- County: Cook
- Airport: Adel-Cook General avaiation airport
- Interstate: 75
- Ceiling (Min): 20 ft
- Total Available Acreage: 10 acre(s)
- Smallest Tract: 5 acre(s)
- Ownership: Private
- Water: City of Adel
- Telecom: City of Adel, Windstream

## Contact



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