



WAREHOUSE AND IOS YARD - FOR LEASE

1973 Hwy 138, Conyers, GA 30012

UP TO 50% OFF YEAR 1 RENT
FOR QUALIFIED TENANTS

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REAL ESTATE PARTNERS

OVERVIEW

1973 Hwy 138, Conyers, GA 30012

A mixed-use industrial site combining a multi-tenant warehouse building with fenced Industrial Outdoor Storage (IOS) pads along Highway 138 in Rockdale County. The property serves a tenant base of contractors, service operators, light industrial users, and outdoor storage operators in one of east metro Atlanta's most active small-bay corridors.

Site Highlights

- Warehouse ±13,980 SF across three suites
- Industrial Outdoor Storage: ±57,000 SF across four fenced pads (TR, F1, F2/3/4, F11)
- Site Use Mix: Combined building + IOS — supports tenants needing indoor space, outdoor space, or both
- Frontage: Highway 138
- Access: Direct connection to I-20 East
- County: Rockdale County, GA

Current Availability

IOS Pad F11: ±5,663 SF fenced outdoor storage — available for lease



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LOT F11

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TOTAL ACREAGE: .13 AC



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