



FOR SALE / FOR LEASE PRECONSTRUCTION PRICING

**5705 - 5725 STABLES WAY
ALPHARETTA, GA 30004**
WORK | STORE | PLAY™

Project Information:

Estimated Delivery Date - December 2023
Total Project SF: 73,350 SF
Personal Warehouse™ Total SF: 33,090 SF
3 Personal Warehouse™ buildings
29 Personal Warehouse™ units

Uses:

Work – Store – Play™
Light Industrial Zoning

Standard Features:

14x14 OH Doors, Mezzanines, Private Deluxe Restrooms with Rough-in Showers (not installed), LED Lights, HVAC, Balconies, 3-Phase Power, Custom Floors, 65+FT Drive Aisles, Sprinkler System, 24-Hour Access

Forsyth County / Alpharetta Concept Rendering
*Buildings Will Be White

Tours by appointment only.

Summary:

No matter your needs – business, storage, or fun – we have the solution for you. With customizable interiors and standard amenities such as HVAC, power, security and unlimited access, owning your own unique space is more affordable than ever. PW Development has decades of experience leading the small bay warehouse and incubator industry which has grown in popularity and variety of usage. Work – Store – Play™ with a Personal Warehouse™ as the only limit is your imagination!



www.PersonalWarehouse.com
info@PersonalWarehouse.com

470-236-5300

OVERVIEW

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Page 2

YEAR BUILT:

2022 Groundbreaking and December 2023 Delivery

SAMPLE UNIT SIZES:

Unit Dimensions: 25.15'x40', 25.15'x50', 27.75'x46'

Scan for Inventory Tracking & Pricing:



OCCUPANY:

Light Industrial Zoned.

Ideal for Work – Store – Play™

FOR SALE / FOR LEASE:

\$370 - \$375/psf

Scan QR Code for Pricing



PROPERTY INFO:

- For Sale / For Lease
- Ideal for Small Business, Storage Space
- Energy Efficient Construction: LED Lights, Insulated
- Masonry
- HVAC Standard in All Units
- 14 x 14 OH Doors w/ operators
- Mezzanines Standard - Cover 1/3 of Unit
- Finished Private Restrooms with Rough-in Showers - standard
- 24 / 7 Access
- Wide Paved Aisles
- Balconies (mezzanine level) - select units

5 Reasons to Own

- Build Equity over Rent Receipts
- Fixed Rate Financing (15 – 25 Year Term)
- Tax Benefits for Business Users & Investors
- Cost Effective – Own for 15-25% Less per Month
- Customize Your Space!



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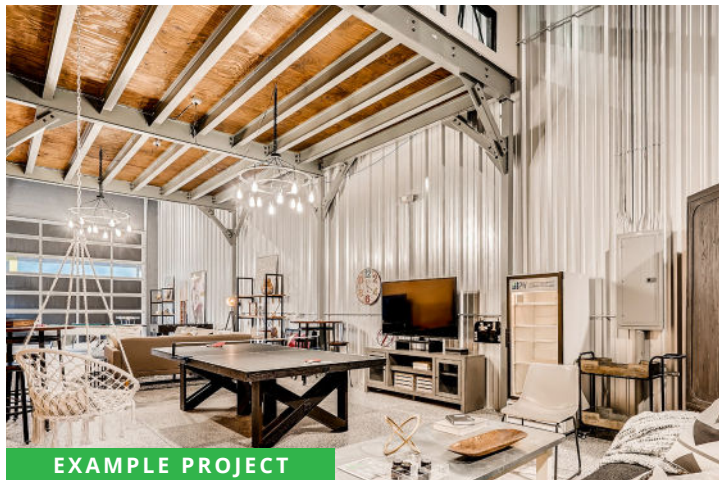
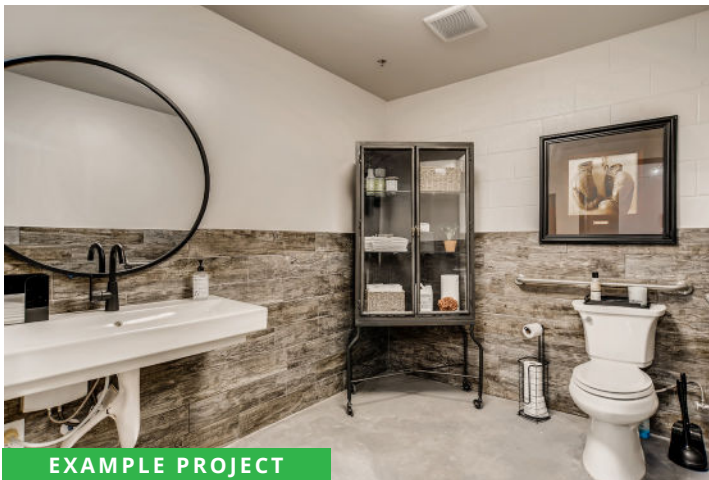
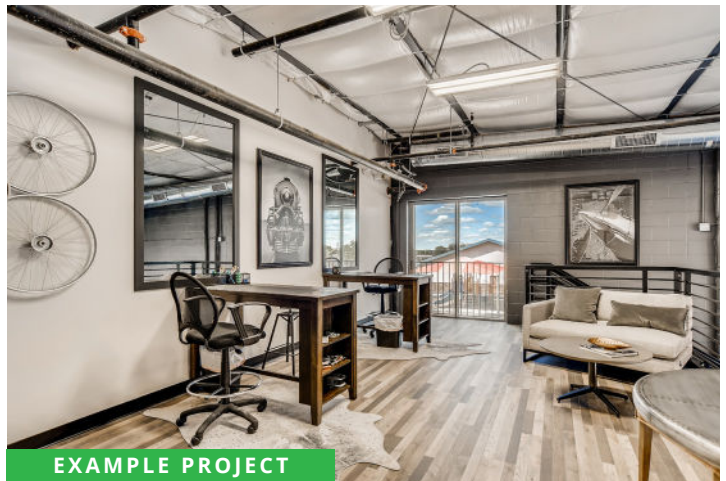
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CONCEPT PHOTOS

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Page 3



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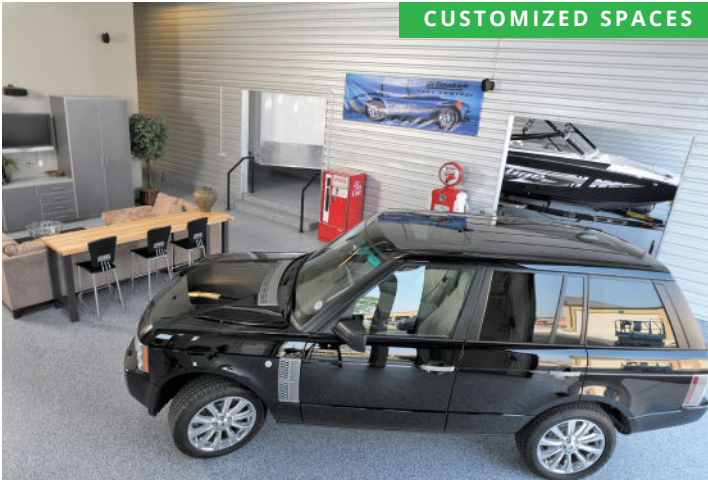
Pricing and availability is subject to change without notice.

CONCEPT - SAMPLE USES

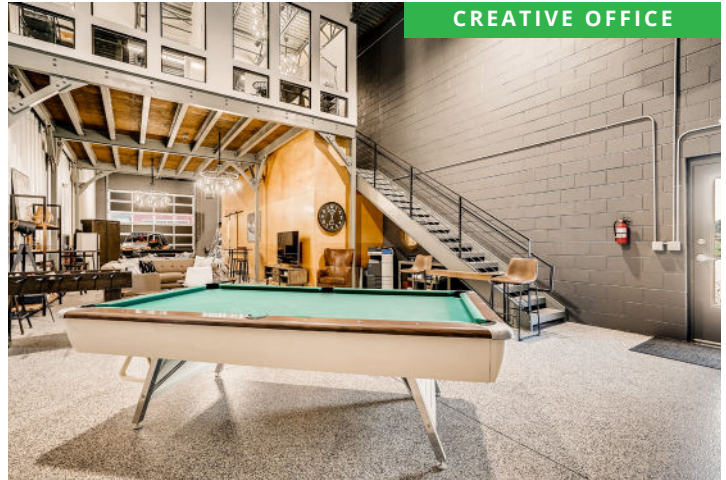
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Page 4



CUSTOMIZED SPACES



CREATIVE OFFICE



CAR COLLECTIONS



MAN CAVE



BUSINESS



HOBBY SHOP



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AERIAL MAP

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Page 5



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Page 6

