

# FOR SALE

**3102 Cobb Parkway NW (Hwy 41 N)**

**4.5 miles North of Barret Pkwy**

**Kennesaw, GA 30152**

**Cobb County**



**Coming Soon JANUARY 2020 !!**

**30,000 +/- sq. ft. Commercial building**

**5.17 acres , includes adjacent vacant lot (room for expansion)**

**1st floor 18,335 +/- showroom / offices / lounge / bathrooms / storage**

**2nd (lower level) 11,548 sq. ft. Warehouse / service area / bathroom**

**Very upscale building, easy drive around accessibility to both levels**

**Multiple drive-in roll up doors on lower level**

**Asking Price: 3,995,000.**



**The WORD Team / ERA Sunrise Realty / [www.wordteam.net](http://www.wordteam.net)**

**Terry Word / Cell: 770-617-7098 / efax: 678-288-5395 / [terryword1@gmail.com](mailto:terryword1@gmail.com)**

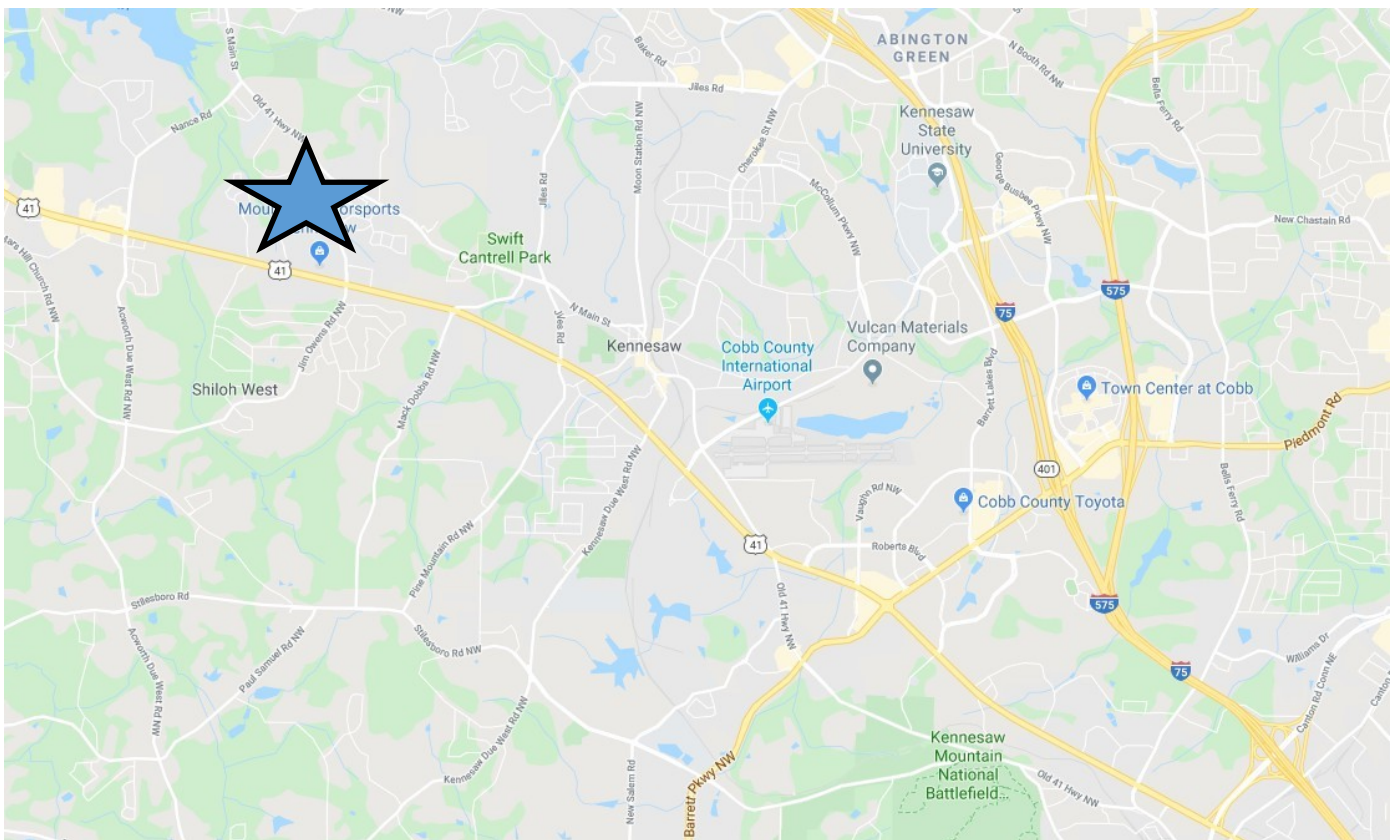
**Tabra Word / Cell: 404-379-7455 / efax 678-288-5395 / [tabraword@gmail.com](mailto:tabraword@gmail.com)**

**157 Reinhardt College Pkwy Canton Ga 30114 770-720-1515 ext 3206**

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### Locator Map



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