FOR LEASE

17,080 SF TRUCK SERVICE FACILITY | ± 6 ACRES

400 DILLON DR
ELLABELL, GA 31308

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PROPERTY SUMMARY

FOR LEASE | 17,080 SF TRUCK SERVICE FACILITY | ± 6 ACRES

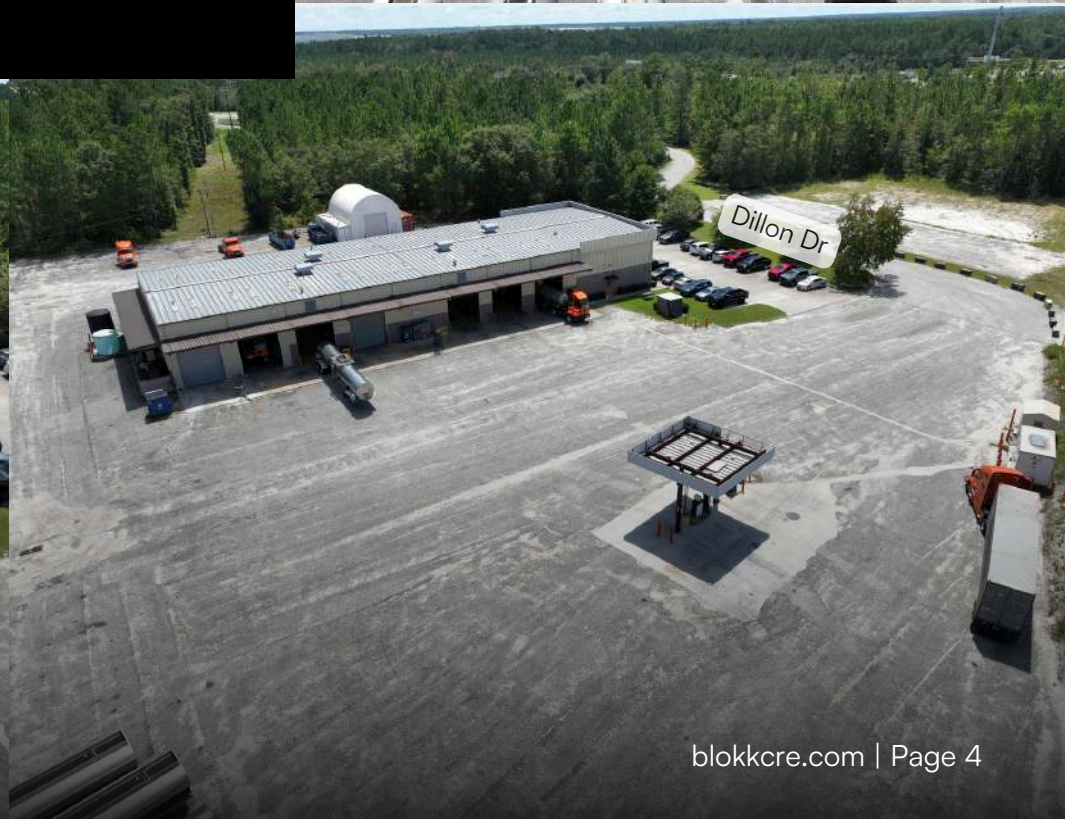
400 Dillon Dr Ellabell, GA 31308

Blokk Commercial Real Estate is pleased to present 400 Dillon Dr, Ellabel, GA 31308, a 17,080 SF office/shop with a ±6 yard. Zoned C-I, this site is ideal for use as a trailer yard, truck repair facility, or trucking terminal. The building features a two-story 5,600 SF office and 11,480 SF of shop space. The shop has a 24' clear height with 14 bay doors. The site is approximately 1 mile from the Hyundai Metaplant, 0.5 miles from I-16, and fronts U.S. Hwy 280, giving direct access to a major transportation route within the expansive Savannah Port overflow radius. Please inquire for more information.

INVESTMENT HIGHLIGHTS

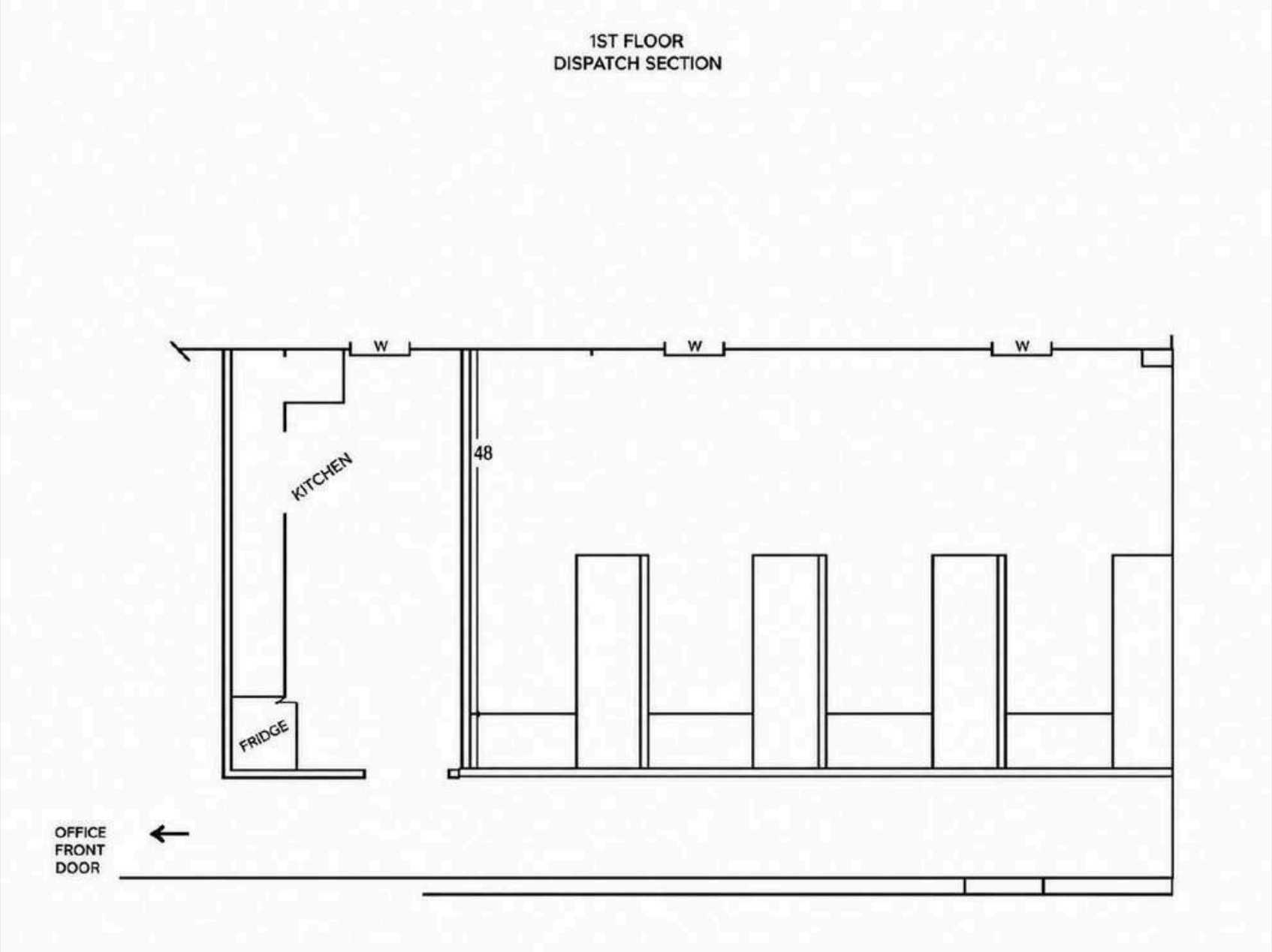
- 17,080 SF office/shop
- ±6 Usable Acres
- Zoned C-I — ideal for a trailer yard, truck repair facility, or trucking terminal
- Two-story 5,600 SF office, 11,480 SF of shop space
- 24' clear height in the shop
- 14 Bay Doors
- Bay doors are 14x16 ft
- ±1 Mile from the Hyundai Metaplant
- ±0.5 Miles from I-16
- Front's U.S. Hwy 280
- Direct access to a major transportation route

PROPERTY OVERVIEW

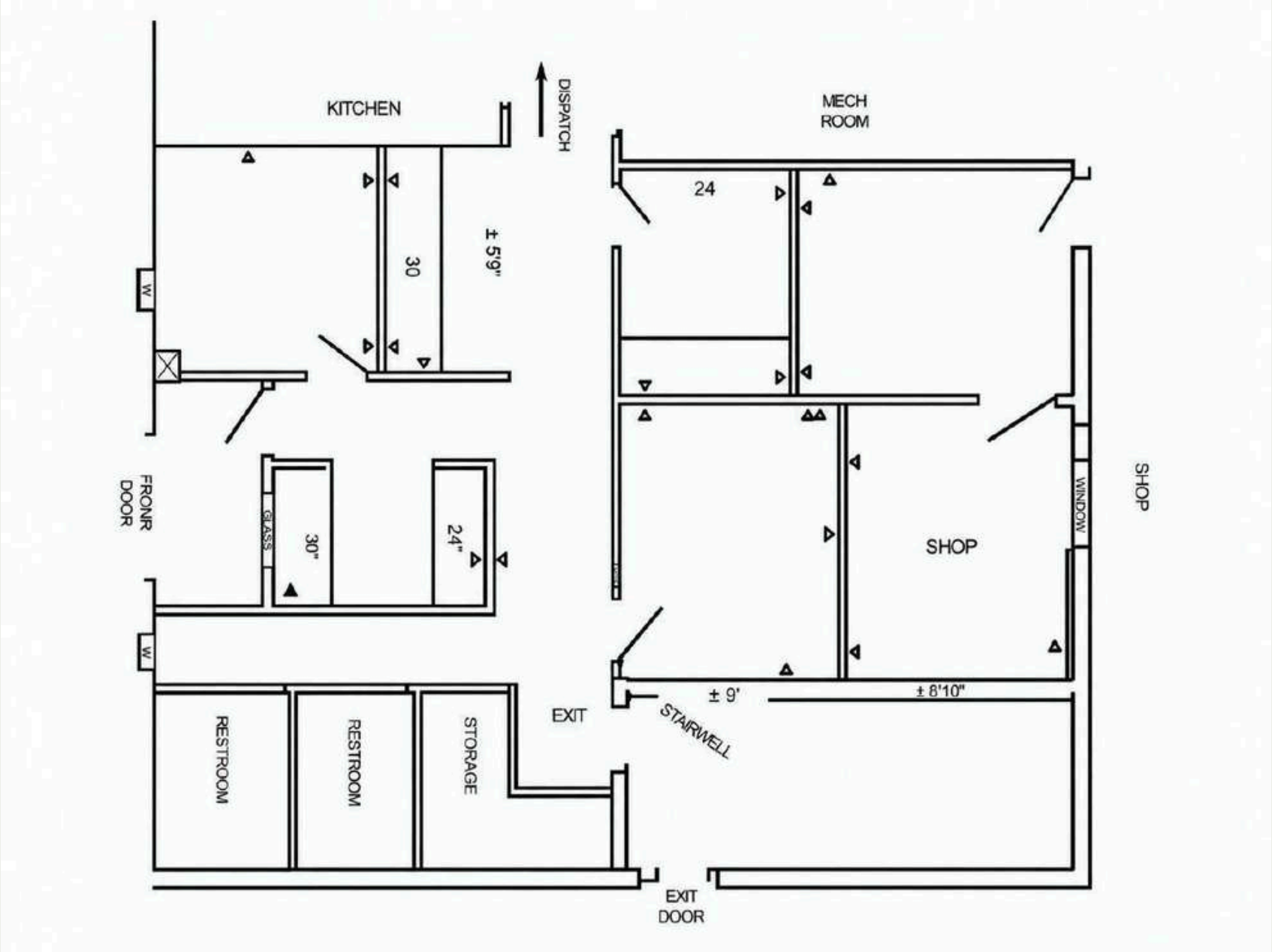


PROPERTY VIEWS

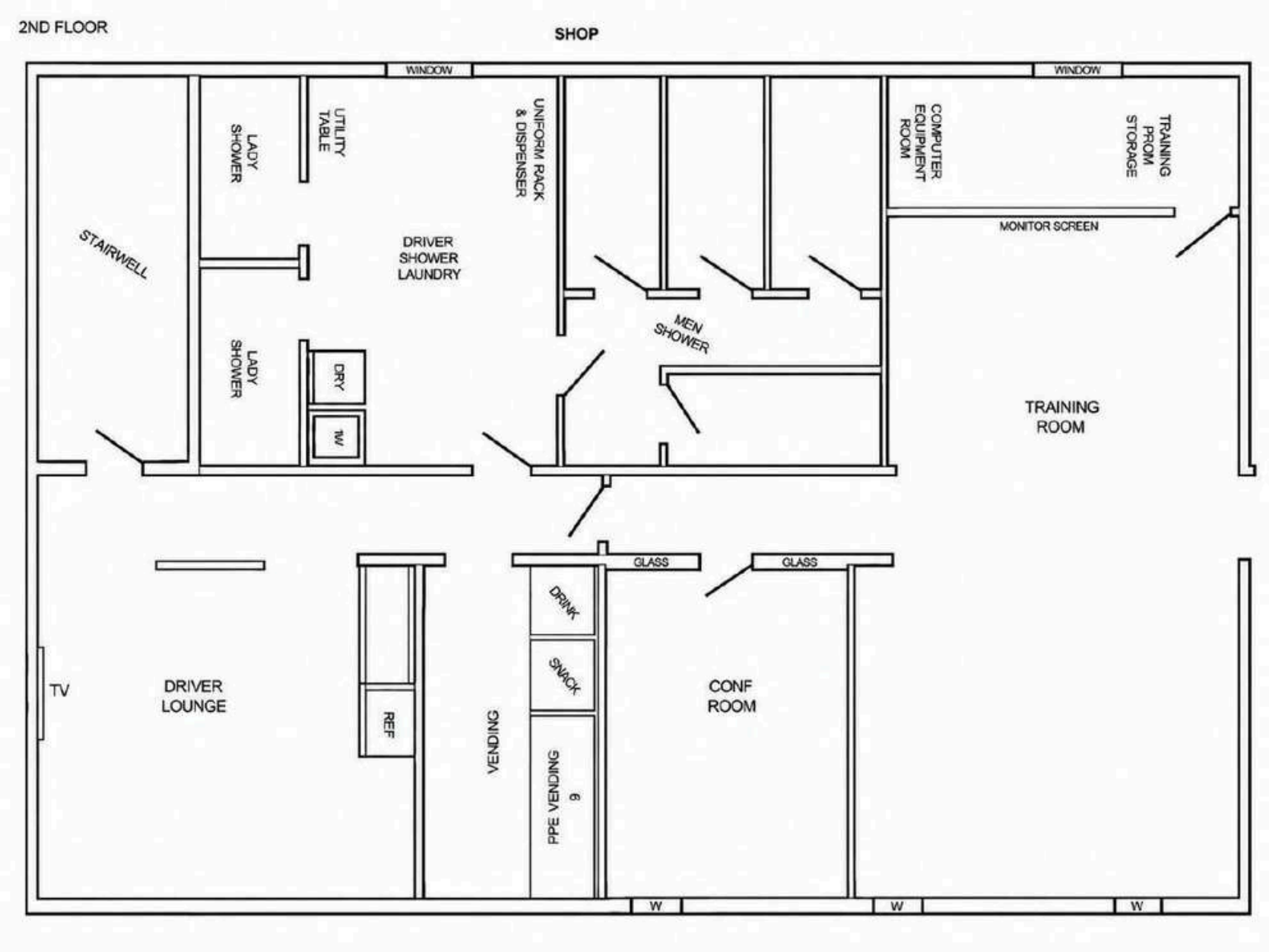
FLOOR PLANS - 1ST FLOOR



FLOOR PLANS - 1ST FLOOR

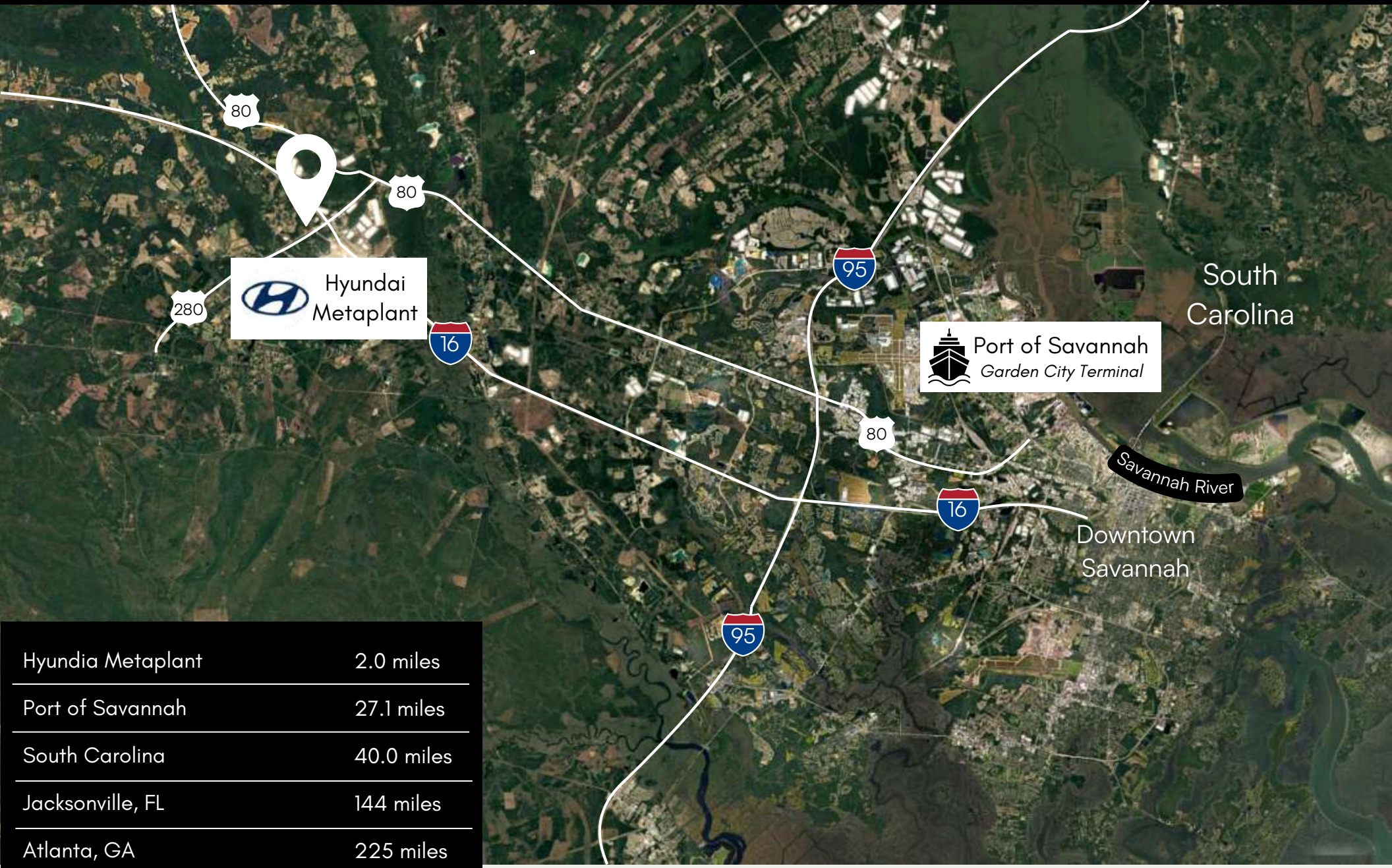


FLOOR PLANS - 2ND FLOOR



SURROUNDING AREA

LOCATION OVERVIEW



Hyundia Metaplant	2.0 miles
Port of Savannah	27.1 miles
South Carolina	40.0 miles
Jacksonville, FL	144 miles
Atlanta, GA	225 miles

BIO/CONTACT

Jordan Kim
Principal
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912.667.5887

BACKGROUND

Jordan Kim is the President of Blokk Commercial Real Estate (BCRE) and an active investor with deep roots in the Savannah commercial real estate market. He began his career at NAI Mopper Benton as a commercial real estate advisor, where he developed a strong understanding of the Greater Savannah area, its submarkets, and the forces driving local growth. He later joined Meybohm Commercial Properties, specializing in retail investment and development sales, further refining his expertise in deal structure, site selection, and value creation.

In 2022, Jordan founded Blokk Commercial Real Estate with a vision to build a Savannah-based firm known for execution, market intelligence, and results. Under his leadership, Blokk has completed over 200 transactions with total volume exceeding $300 million, becoming a trusted advisor to investors, developers, and business owners throughout Coastal Georgia.

Blokk has served as the master broker for Tidal Wave Auto Spa and has represented clients in transactions both locally and nationwide, while maintaining a strong focus on Savannah's evolving landscape. The firm is highly active in industrial, retail, and land sales, playing a role in shaping the growth of one of the Southeast's most dynamic markets.

Jordan is known for his hands-on approach, straightforward communication, and ability to identify opportunity within Savannah's unique mix of historic character, expanding infrastructure, and strong economic momentum. His mission is to help clients capitalize on the city's growth while protecting their downside and positioning them for long-term success.

EDUCATION

Georgia Southern University
College of Business and Finance-Bachelors of Finance Degree

BIO/CONTACT

MASON SPIVEY
Advisor
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912.675.7002

BACKGROUND

Mason Spivey is a commercial real estate advisor with a hands-on background in residential sales, construction, and hospitality. This diverse foundation gives him a grounded understanding of how properties function—structurally, commercially, and from a real-world, customer-facing standpoint.

A former collegiate baseball player at Georgia College & State University, Mason brings a competitive, disciplined mindset rooted in hard work and persistence. Outside of real estate, he enjoys working out and staying active, carrying that same drive into every client relationship.

EDUCATION

Georgia College & State University
BS Financing and BBA Marketing