



1125 WEEMS STREET
PEARL / MS 39208



For Lease

+/-8,412 SF

***Full Service Fleet Maintenance/
Truck Shop***

+ Renovated in 2025

CBRE



1125 WEBBMS STREET, PEARL, MS

Property Overview

±8,412 SF Available for Lease

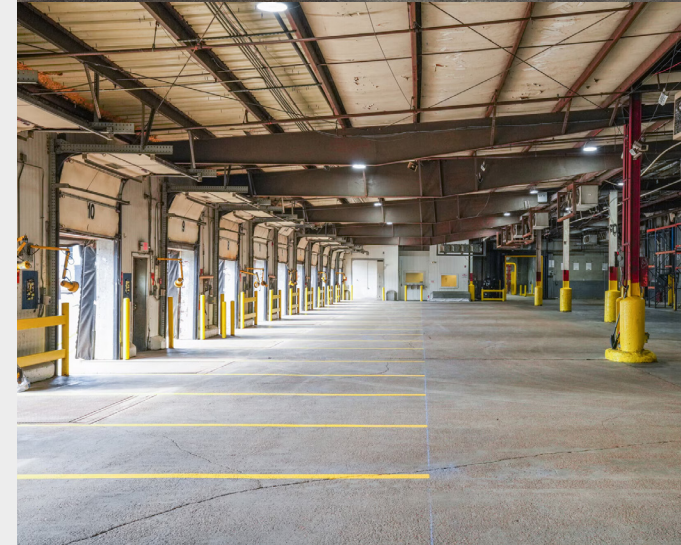
- Ample Industrial outside storage available for trailer parking or laydown yard
- Adjacent to the Kansas City Southern Transload
- 4-Bay Industrial truck shop with wash bay on-site
- Full renovation underway with new LED lights throughout, with office renovations and warehouse upgrades recently completed



***Close proximity
to Interstate 20,
Highway 49, and
Interstate 55***

Building Specifications

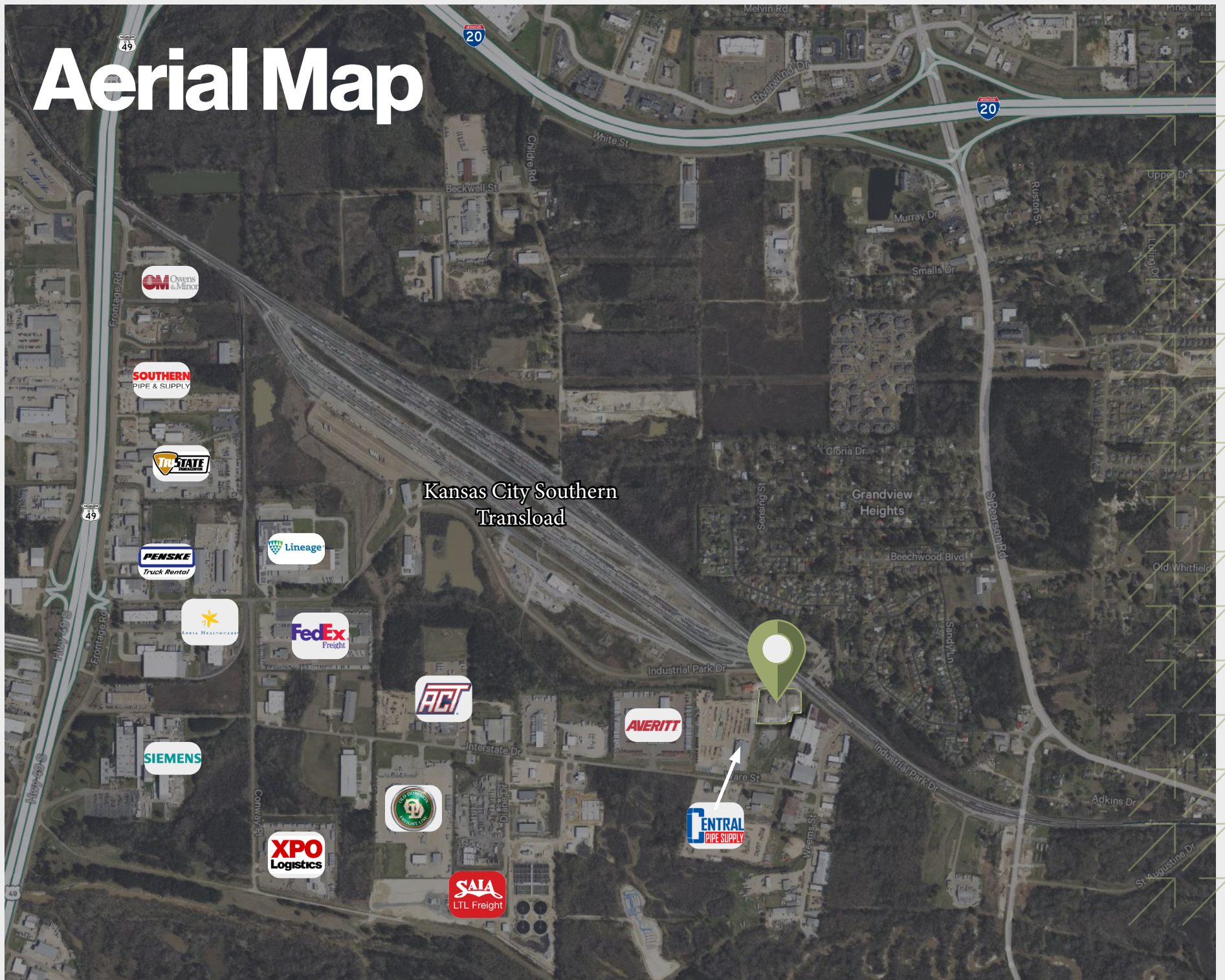
Type	Details
Lease Rate	\$10.00 SF / NNN
Lease Rate does not include utilities, property expenses, or building services	
For Lease	±8,412 SF
Office Space	±350 SF
Land	±5 Acres
Drive-in Doors	6
HVAC	Central Heating and Air
Security System	Available
Secure Storage	Available
Plug & Play	
Wash Bays	
Lighting	LED (new) and Security Lighting



Site Map



Aerial Map



Kansas City Southern
Transload





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For Lease

8,412 SF Truck Shop

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