



COLDWELL BANKER  
SOUTHERN REALTY



Warehouse Property  
For Lease

For More Information:

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**Bonwood Industrial Park**

115 Bonwood Drive., Jackson, TN 38301





## COLDWELL BANKER SOUTHERN REALTY

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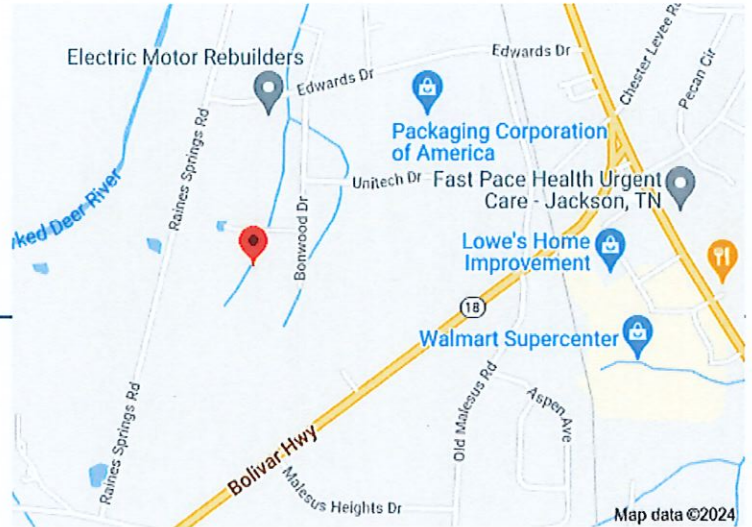
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## Summary



### OFFERING SUMMARY

Lease Price:	\$ 4.75 Sq. Ft.
Building Size:	60,000 SF
Available SF:	60,000
Lot Size:	1.00 Acres
Number of Units:	1
NOI:	
Cap Rate:	
Price / SF:	
Year Built:	2024

### PROPERTY SUMMARY

This is a free standing newly built metal building. Building is fully insulated with industrial slab concrete floor. Has motion sensor interior lighting, Dry sprinkler system. Has 4 loading docks with one designed to accommodate loading/unloading "containers". Has one 16' x 16' drive-in doors and 6 "man exit" doors.

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**Property Description**



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**LOCATION DESCRIPTION**

The property is located just off Highway 45 South with pretty quick access to I-40 on the near north side of Jackson.

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### Property Details

#### GENERAL INFORMATION

Property Type:	Warehouse
Property Subtype:	Free Standing
Utilities:	Public
Unit/Lot Topography:	Level
Property on Corner:	No
Signage:	At building front
Property Land Size:	1.75 Acres
Year Built:	2024
Parking spaces	25
Zoning	Industrial
Total Building SF:	60,000
Street Type:	City Paved.
City Taxes:	\$
County Taxes:	\$
Handicap Access:	Yes
Leed Certified:	No

#### OCCUPANCY INFORMATION

Tenancy:	Owner Occupied
NOI:	
Cap Rate:	
Occupancy %:	

#### BUILDING INFORMATION

Property Name:	Bonwood Industrial Park
Property Address:	115 Bonwood Drive
City, State, Zip:	Jackson, TN. 38301
County:	Madison
Intersection signal:	No
Type Construction	Metal Steel Beam
Type of Roof	Corrugated Steel
Ground Level Doors:	1
Dock Doors:	4
Ceiling Height:	20 +
Office space SF:	0
Sprinkler System Type:	Dry System
Building Heated:	No
Building Insulated:	Yes

#### UTILITIES & AMENITIES

Gas / Propane:	No
Electricity:	Yes
Water:	No Bathroom
Sewer / Septic:	Nearby
Telephone:	No
Cable:	No
Internet Access:	Yes
Fire Interior Sprinklers:	Yes
Grass / Scrubs Irrigation:	No
Fiber Optics available:	JEA
Freight Elevator:	No
Security Guard:	No

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## Property Highlights - Photos



4 Dock doors on left end of building plus one 16' x 16' drive-in Overhead Door. One Loading dock designed to accommodate "container" shipments.



Metal and steel beam construction with motion sensor Interior lighting and Dry sprinkler system.



Interior view of dock doors and drive-in door. Dock doors have "load levelers".

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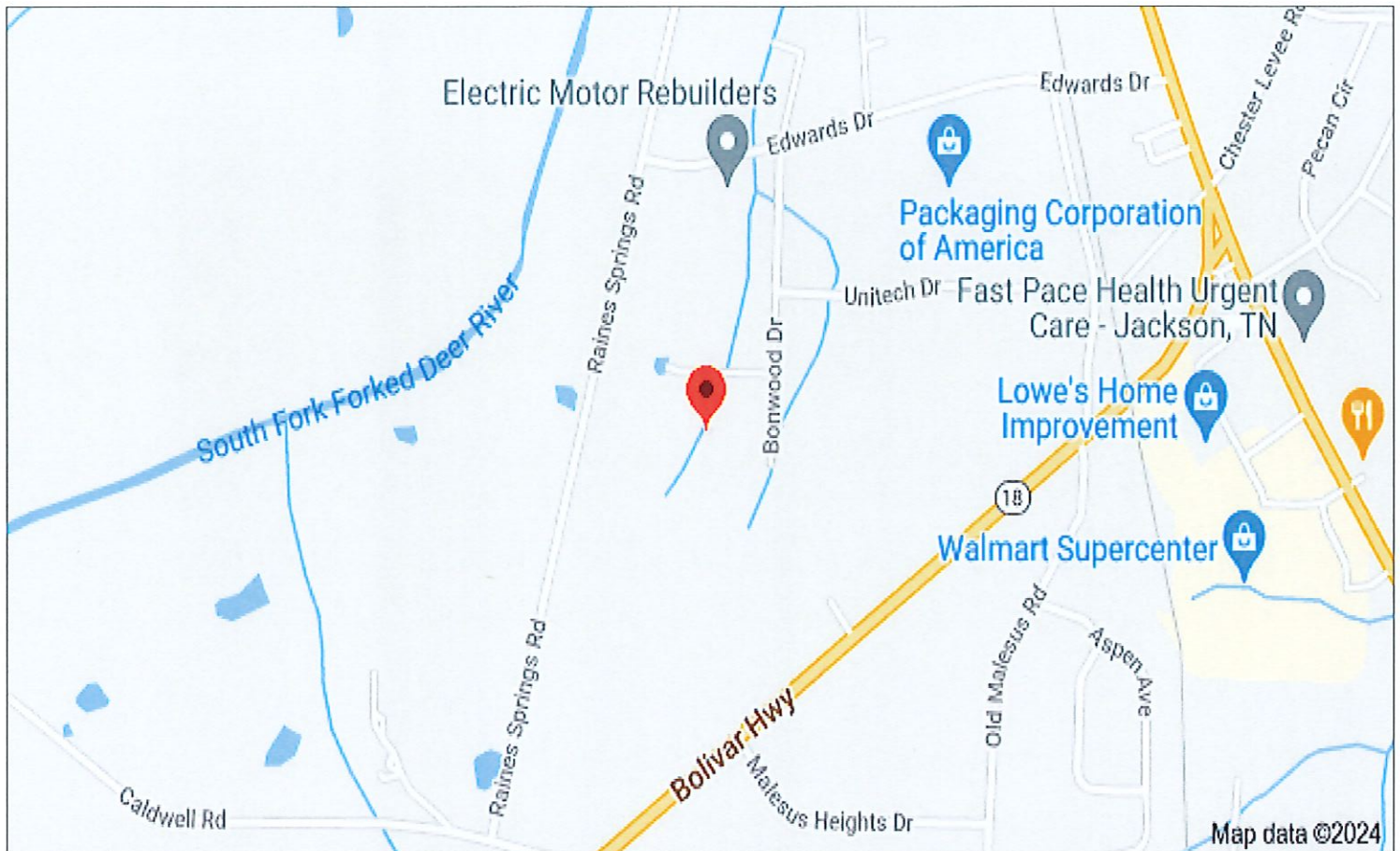
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**LOCATION MAP**



**Bonwood Industrial Park**

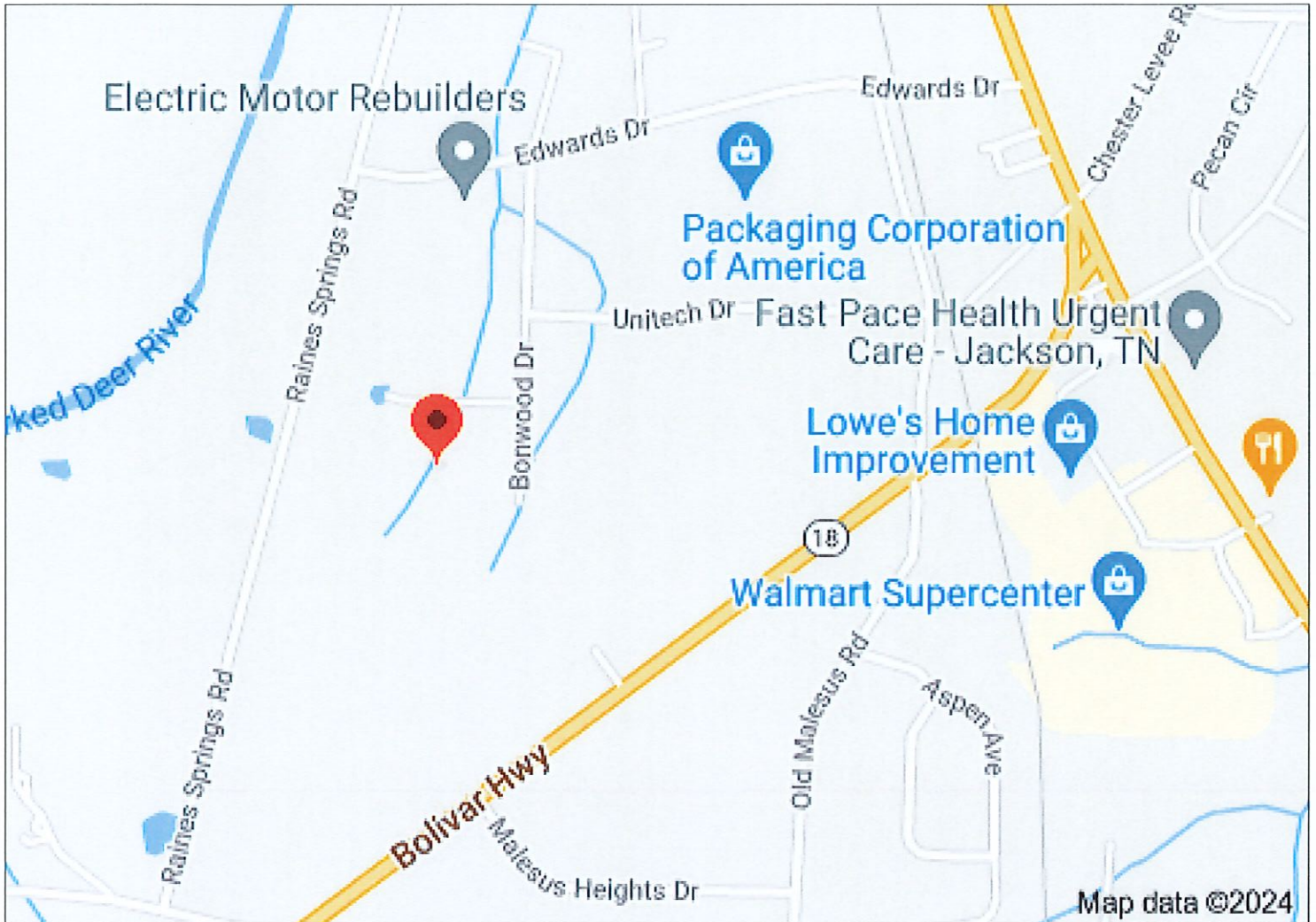
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AREA MAP



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