



Available

[VIEW ONLINE](#) 

25,000± SF Industrial Building

3350 MS-309
Byhalia, MS 38611

HUNTER ADAMS, SIOR
Senior Vice President | Principal
901 312 4915
hunter.adams@colliers.com

COLLIERS
6363 Poplar Ave., Ste. 220
Memphis, TN 38119
901 375 4800

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Memphis

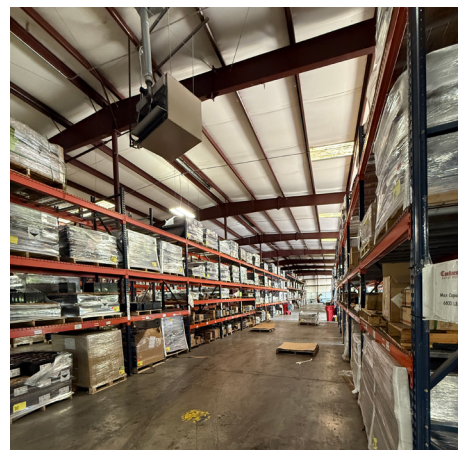
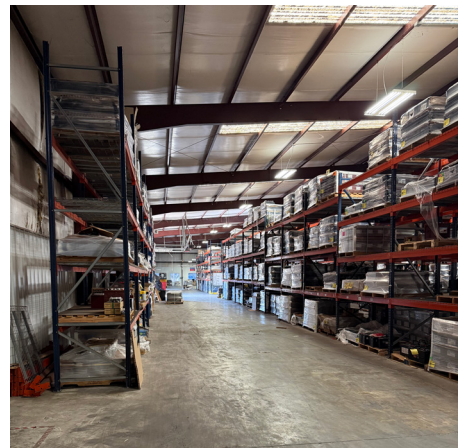
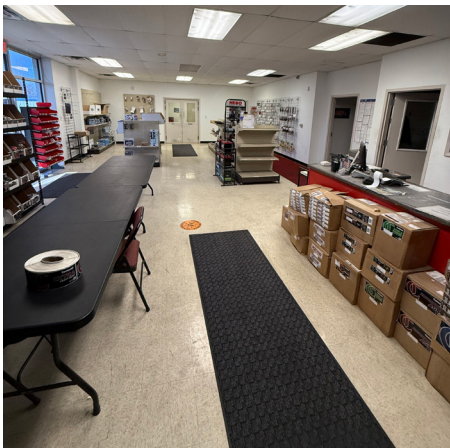
Available

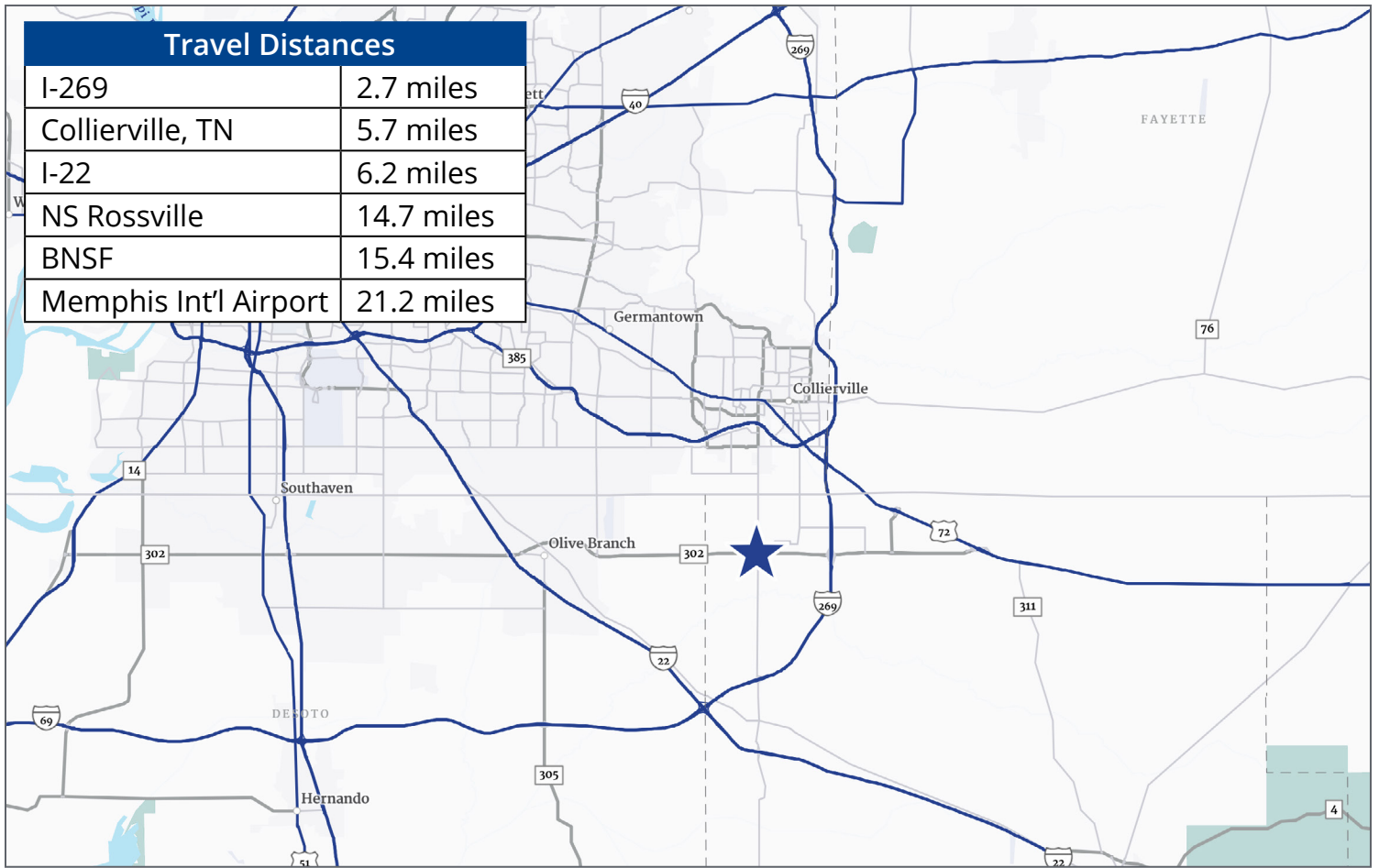


Property Features

Marshall County Submarket	T-5 lights
Industrial zoning	17' -21' clear height
Built in 2005	25' x 50' column spacing
Total Building - 25,000± SF	2 dock doors- 10 x 12
Warehouse - 22,200± SF	4 drive-in doors 2 - 10x12 , 2- 10x14
Office - 2,800± SF	All doors are electric/ motorized
Lot - 4.4± AC	Fully fenced

Available





In the Heart of . . .
Memphis' Transportation



75% of the US can be reached within 20 hours by truck.



Memphis is one of 4 US cities served by 5 Class I rail systems.



The Port of Memphis is the 5th largest inland port in the US.



Memphis Int'l Airport is the busiest air cargo airport in the US.

Our Mission

Maximize the potential of property to accelerate the success of our clients and our people.

HUNTER ADAMS, SIOR
 Senior Vice President | Principal
 901 312 4915
 hunter.adams@colliers.com



6363 Poplar Ave. | Suite 220
 Memphis, TN 38119
 901 375 4800
 colliers.com/memphis