



CAPSTONE
Developers of real estate

CROSSINGS CENTER SEVEN

Located in Commerce Crossings Business Park
Louisville, Kentucky



Now Available 181,000 SF

5200 Interchange Way

**FOR LEASING
INFORMATION
PLEASE CALL:**

Stan Franczek
Capstone Realty

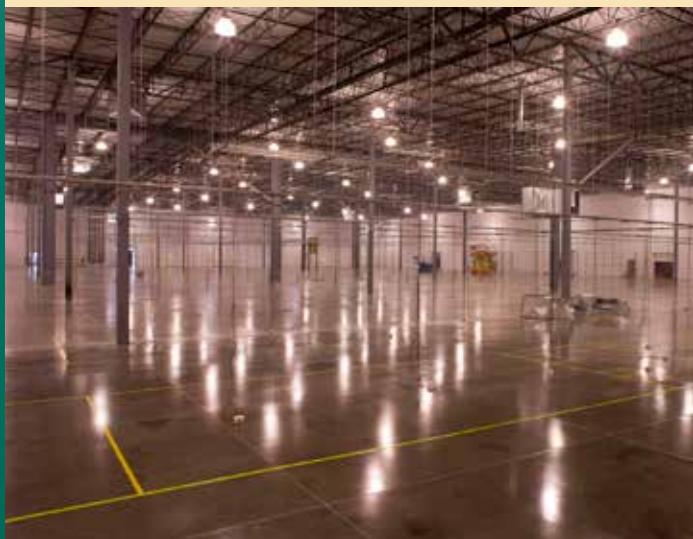
11601 Main Street
Louisville, KY 40243

P: 502.254.5001

capstonerealty.com

181,000 SF available in this 300,000 SF building.
Easy to find, easy to access, with plenty of parking and nearby amenities. This Class A facility is available at Louisville's premier Business Park – Commerce Crossings.

Centrally located and close-in, it's the most convenient location for Louisville's workforce, your customers and UPS "Worldport".



Features Include:

- Easy access and high visibility
- Adjacent to I-265 and I-65
- Plenty of parking
- Office space to suit
- ESFR sprinkler system
- 20 restaurants, banks and shopping less than three minutes away
- Close to Louisville Int'l Airport and UPS "Worldport" (6 minutes)
- Excellent nearby workforce
- Public transit (TARC) throughout park
- Louisville's premier Business Park
- Ready for occupancy



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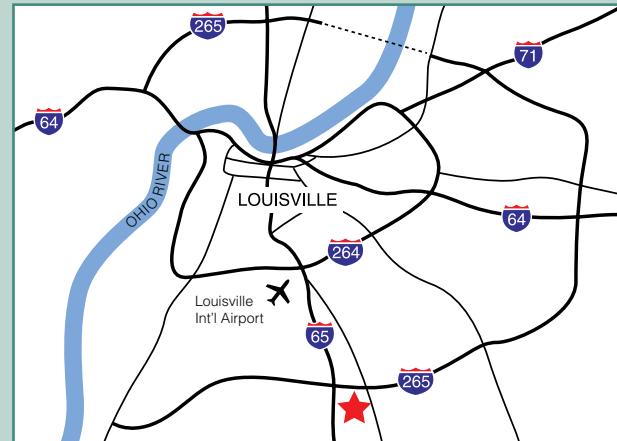
Location: Commerce Crossings

A central location at I-265 and I-65 at Preston Hwy. interchange. Easily accessible by all of Louisville's workforce and businesses.

In 30 seconds, you're on the I-265 ramp and less than 6 minutes from UPS "WorldPort". Restaurants, banks, shopping and other amenities for your business, surround this premier Business Park.

Building Specifications:

- Building Dimensions: 750' x 400'
- Column Spacing: 50' x 50'
- Clear Height: 30' cross-docked
- Walls: Insulated, concrete tilt-wall
- Roof: Fully insulated
- Lighting: 35 foot candles
- Energy efficient heating and ventilation system keeps operating costs low
- Electric: 2,000 amps, 480/277v, 3-phase
- Docks: 15 dock doors with fiberglass shelters and 35,000 lb. levelers.
- 2 Oversized drive-in doors



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