

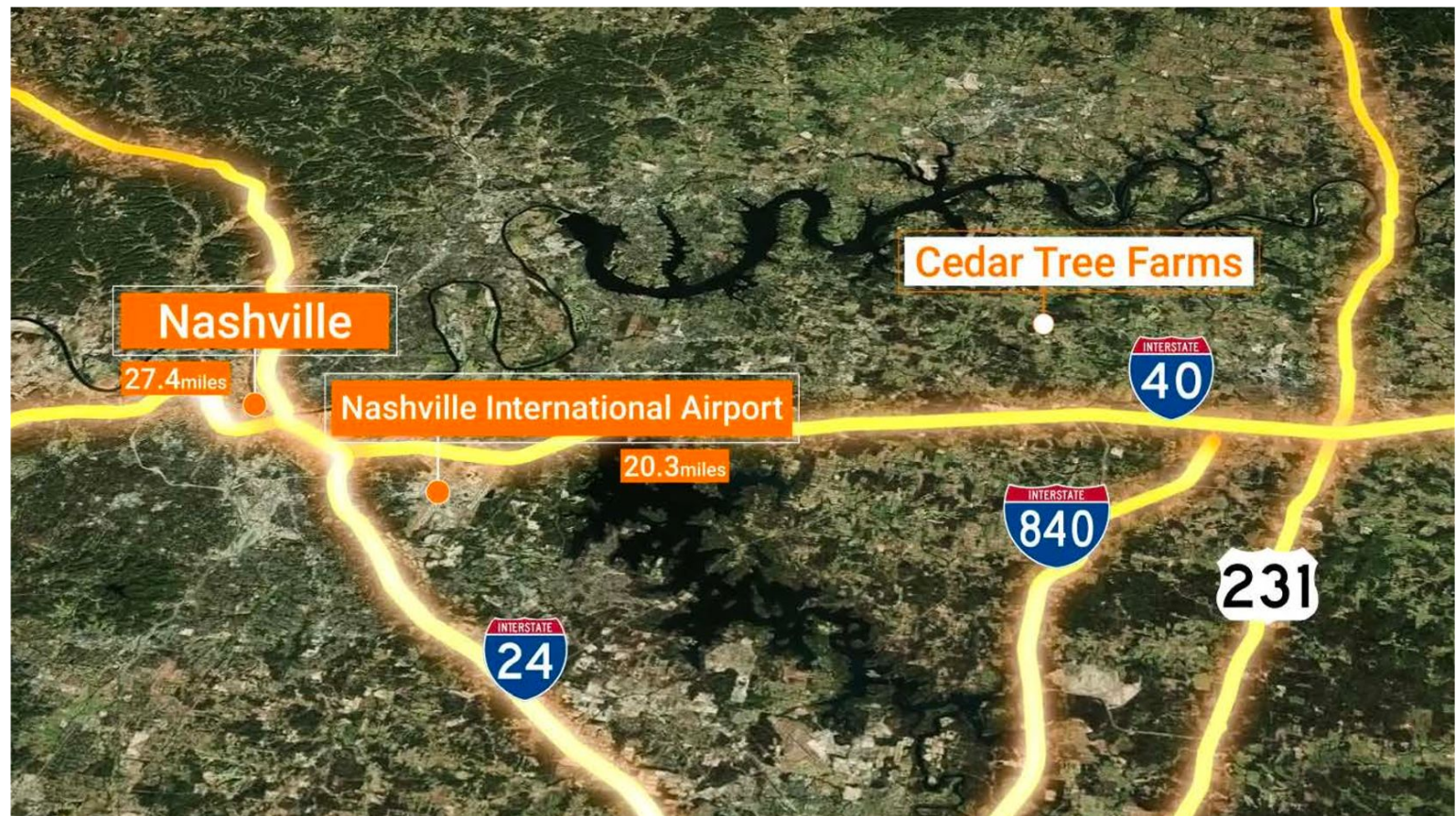


Cedar Tree Farm - Building C1, C2, & C3

Lebanon, Tennessee

Key facts

Property type	Industrial space
Building size	625,500 SF
Space available	625,500 SF



Property Features

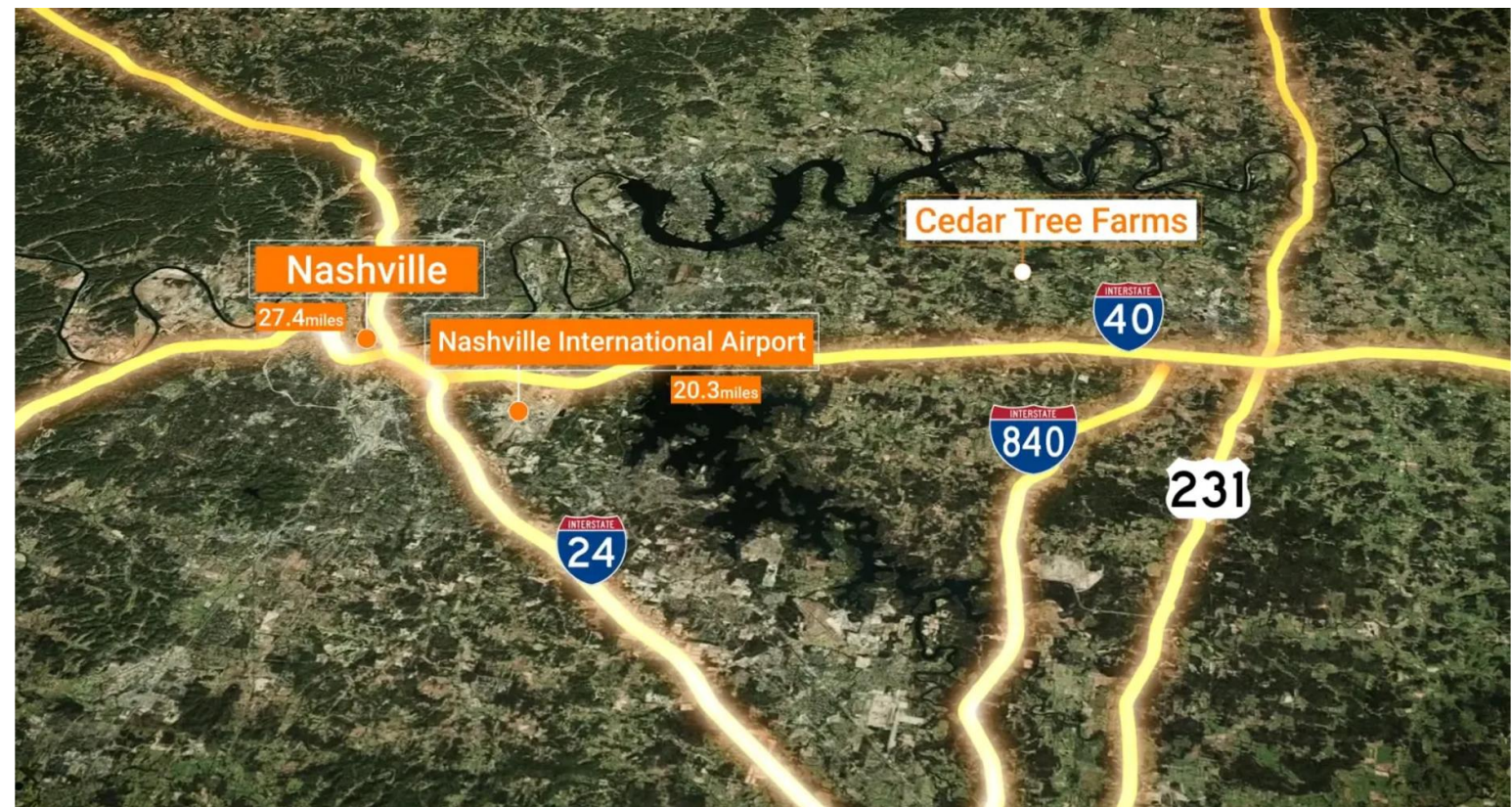
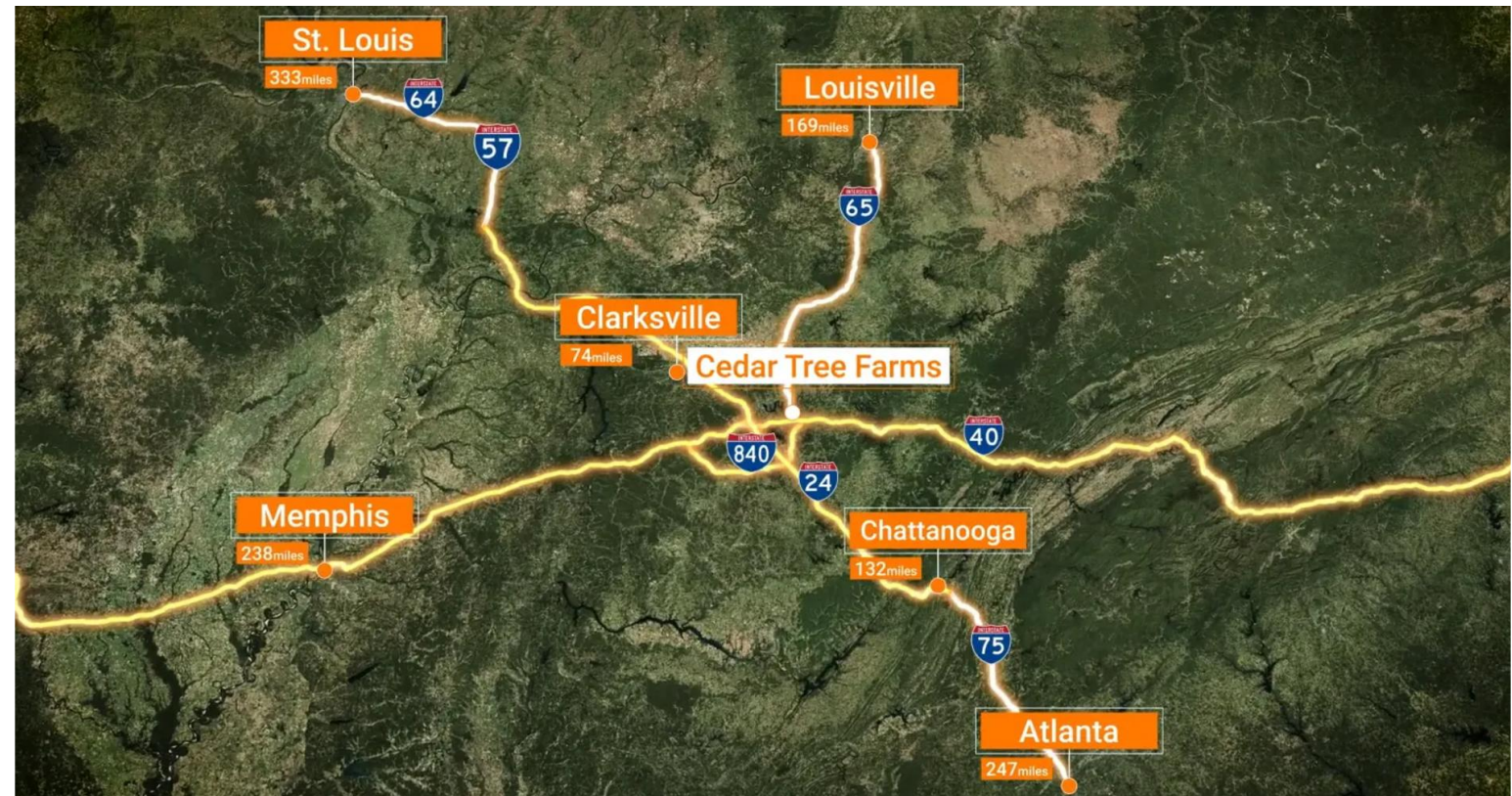
208,520 SF Available in 3 buildings	Building Dimensions: 802' x 260'
Clear Height: 36'-0"	Typical Bay Spacing: 54' x 50' with 50' x 50' end bays
Speed Bay Spacing: 54' x 60	Car Parking: 246 spaces
Trailer Stalls: 61 spaces	Dock Positions: 23 equipped out of 45 available
Drive-In-Doors: (2) 12' x 14' doors	Electrical: 2,000 Amps, 3-phase, 480/277 Volt
Fire Protection: ESFR	

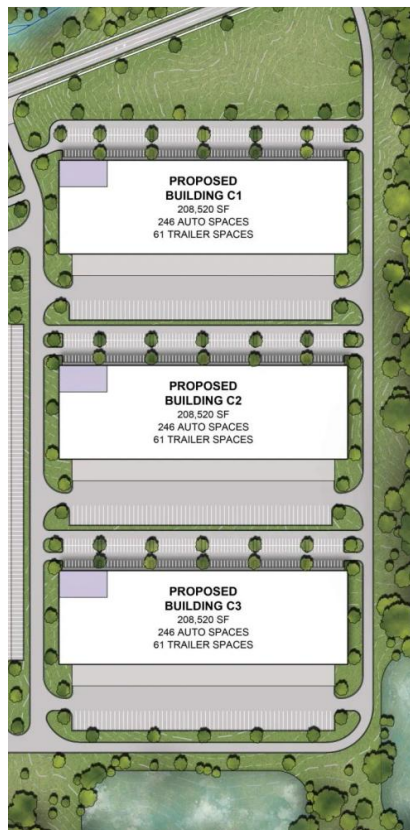
Additional information

- Build-to-Suit Opportunity
- Site Area: 298 Acres
- Warehouse: 7 Buildings, ± 2.0 MSF
- Zoning: Industrial
- Location: Intersection of Hwy 109 and Hwy 70 | Lebanon, TN
- Labor: Less than 10 miles to Lebanon, Mt. Juliet and Gallatin Access: 4 miles to Interstate 40, 8 miles to Interstate 840, access to Music City Star (commuter train), intersection of major highways, 19 miles to Nashville International Airport

Photos and floorplans







Location

Population

Total Population	117,326
Total Labor Force	41,205
Unemployment Rate	
Median Household Income	\$88,129
Warehouse Employees	2,262
High School Education	69.2%

Contact us

Learn more about this property or schedule a tour by reaching out to our local investment and leasing officer.