



REAL  
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# 1150 Patrol Road Jeffersonville, IN

Building Size: 200,000 SF | 200,000 SF of Industrial Space Available

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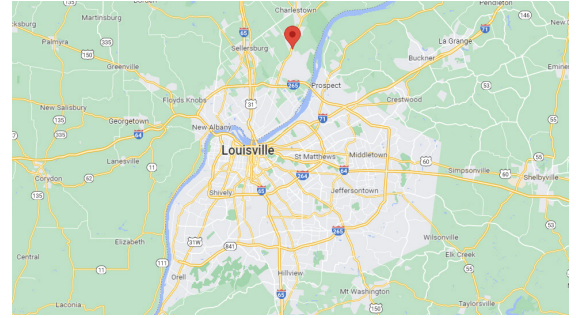
# 1150 Patrol Road

Jeffersonville, IN

Building Size: 200,000 SF | Building Availability: 200,000 SF

## Building Specifications

- Building Size SF: 200,000
- Available SF: 200,000 SF
  - Suite 1: 137,500 SF (Available 9/1/2025)
  - Suite 2: 62,500± SF (Available Immediately)
- Total Site Area: 15± Acres
- Clear Height: 32'
- Column Spacing: 50' x 50'; 60' speed bay
- Construction: Concrete Tilt Walls
- Roof: 45 mm TPO Roof
- Fire Protection: ESFR Sprinkler System
- Power: 2000 Amp, 480 Volt, 3-Phase
- Lighting: 8-lamp fluorescent interior lighting, T5 high bays
- Year Built: 2016



**Suite 1**  
**137,500 SF**  
**(Available 9/1/2025)**

**Suite 2**  
**62,500 SF**  
**(Available Immediately)**

### Suite 1: 137,500 SF (Available 9/1/2025)

- Office Space: 1,900 SF
- Dock Doors: 14 (9' x 10' with levelers, bumpers, seals, and lights)
- Drive-In Doors: 1 (12' x 14')

### Suite 2: 62,500± SF (Available Immediately)

- Office Space: 1,648 SF
- Dock Doors: 6 (9' x 10' with 40,000 lb. levelers, bumpers, seals, and lights)
- Drive-In Doors: 1 (12' x 14')