

## **New Development: High Volume Flow Thru Facility**

± 120,573 SF on 15 acres for lease 177 exterior doors | 1 drive-in door



## Property highlights

Size	120,573 sf on 15 acres  • Total dimensions 1,179' x 100'  • 104,213 sf terminal (100' wide)  • 5,400 sf offices  • 10,960 sf maintenance/ repair area	Loading	<ul> <li>177 exterior doors</li> <li>(10'x10', 11'6 centerline</li> <li>between doors)</li> <li>1 drive-up ramp</li> <li>4 grade level drive thru bays in the maintenance/repair area with 14'x16' overhead doors</li> </ul>
Parking	<ul> <li>141 truck parking stalls (53' long, 0.8 per dock)</li> <li>56 tractor stalls</li> <li>59 car parking stalls (2,000 sf per car)</li> </ul>	Ceiling	Clear height ranges from 12'5" at the doors to 16'11" in the center.

Building images









## Location map



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