



1687 N. Shelby Oaks Dr. - Suites 11-13  
Memphis, TN 38134

Square Footage:

5,625<sup>±</sup>

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## Shelby Oaks Corporate Park Sublease

Available through May 31, 2030

Located in the northeast quadrant of I-40 and Sycamore View and less than a mile from the convenient 1-240/I-40 interchange, Shelby Oaks Corporate Park offers a prime Memphis location in an upscale environment presenting distribution, office and showroom space.



5,625 SF of space available for sublease



Surrounded by numerous amenities



Quick access to I-40 and I-240

Accelerating success.

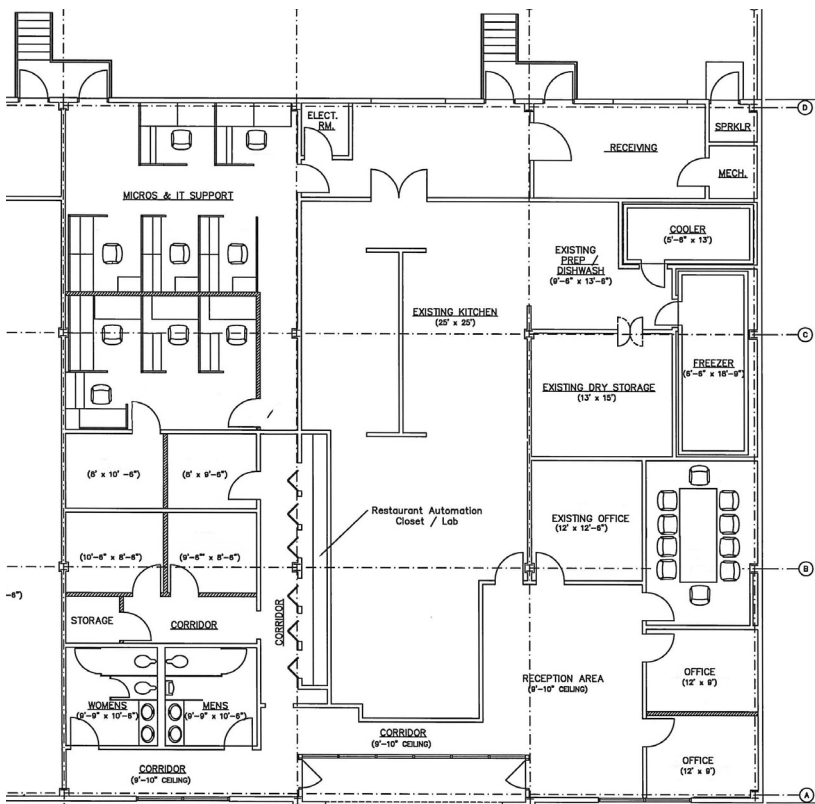
# Property Profile

## Building Specifications

- Attractive business park atmosphere offering office, showroom and warehouse space
- 21,375± SF - total building
- Suites 11-13; 5,625± SF available for sublease
- Commercial kitchen
- Ideal for catering or ghost kitchen
- Fire suppression system installed in 2020
- Walk-in cooler & freezer
- Walk-in dry storage with racking
- 1 dock door (1 additional possible)
- Quick access to I-40 & I-240
- Surrounded by numerous amenities including restaurants, banks, hotels and retail centers
- Available through May 31, 2030



## Floor Plan

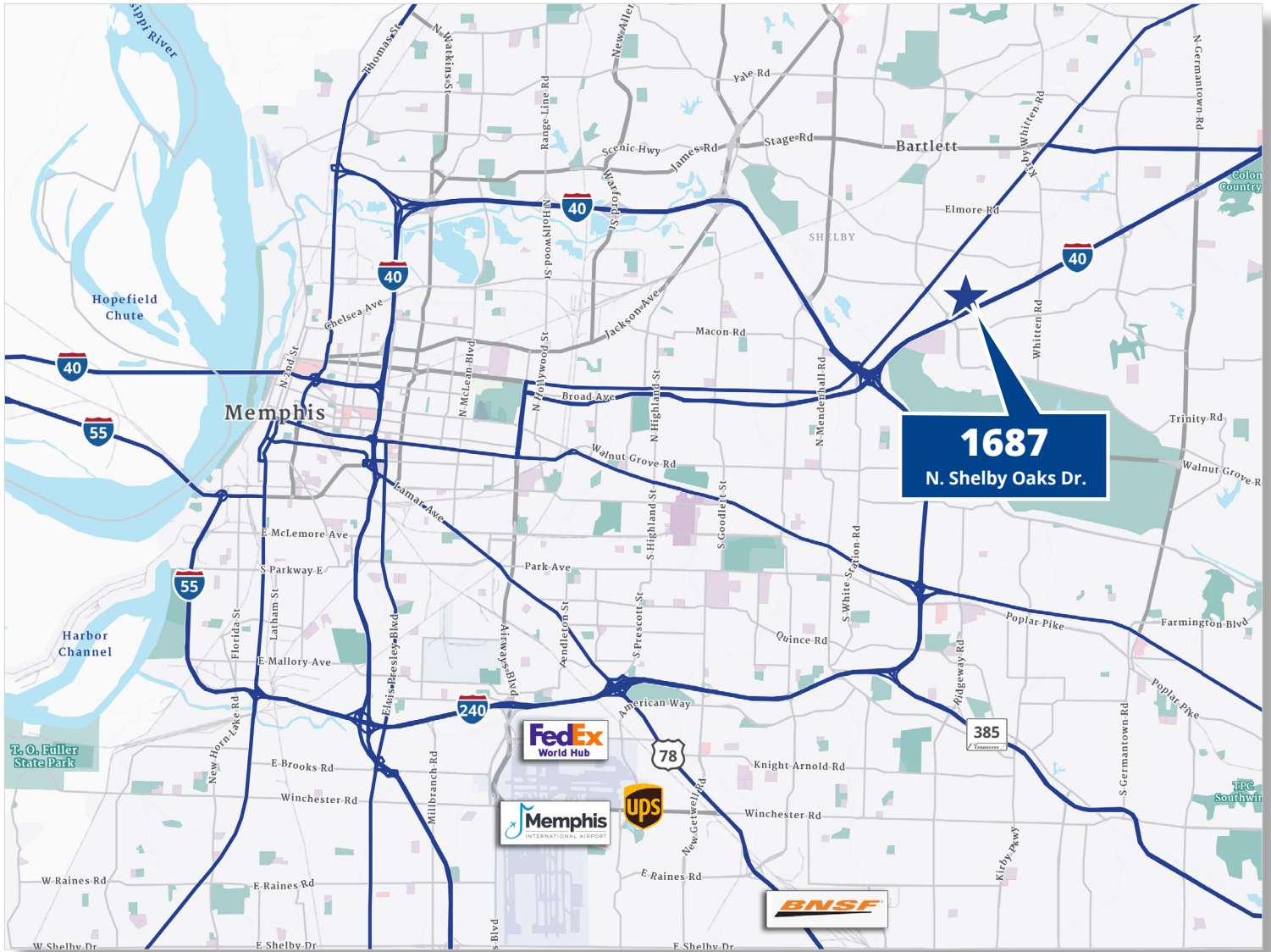


1687 N. Shelby Oaks Drive | For Sublease

# Property Profile

## Location





# Our Mission

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



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