





JP Powell Principal Broker, SIOR C 615.533.5682 jp@powellcre.com



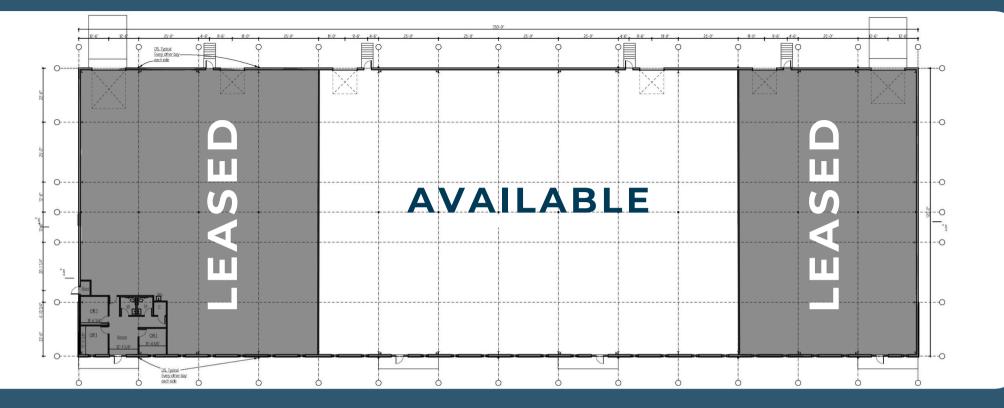
Don Horton Affiliate Broker C 615.364.3780 dhorton@tennprop.com



## **Master Plan**

- Gallatin's Newest
   Premier Industrial
   Park
- Overall ~937,000SF of Industrial Space on 90 acres of land
- Site A, Building 1 Available Now
- Site A, Building 2
   Available December
   2024 Fully Leased
- Site A, Building 3 Available Summer 2025





## **BUILDING FEATURES**

- 21,000 SF Available (9,000 SF Minimum increasing by 3,000 SF Increments)
- Building Dimensions 350' x 120'
- Clear Height 24'
- Column Spacing 25' x 60' with 60' Speedbay
- 3-Phase Electric (1200AMPS for Building)
- 2 Dock Doors 10' x 10'
- Additional Dock/Drive In Doors Available
- Sprinklered
- Auto Parking 29
- Fiber Optic Availability





815 AVIATION PVT LN GALLATIN, TN 37055 BUILDING 1

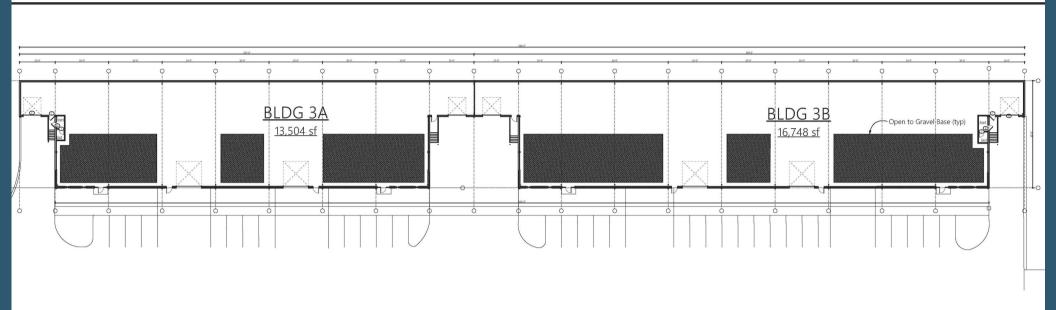


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- 43,800 SF FULLY LEASED
- Building Dimensions 420' x 100'
- Clear Height 24'
- Column Spacing 30' Free Span
- 3-Phase Electric (1600AMPS for Building)
- 4 Dock Doors 10' x 10'
- 2 Drive In Bays 14' x 16'
- Sprinklered
- Auto Parking 34
- Fiber Optic Availability



925 AVIATION PVT LN GALLATIN, TN BUILDING 2



<b>BUILDING FEATURES</b>
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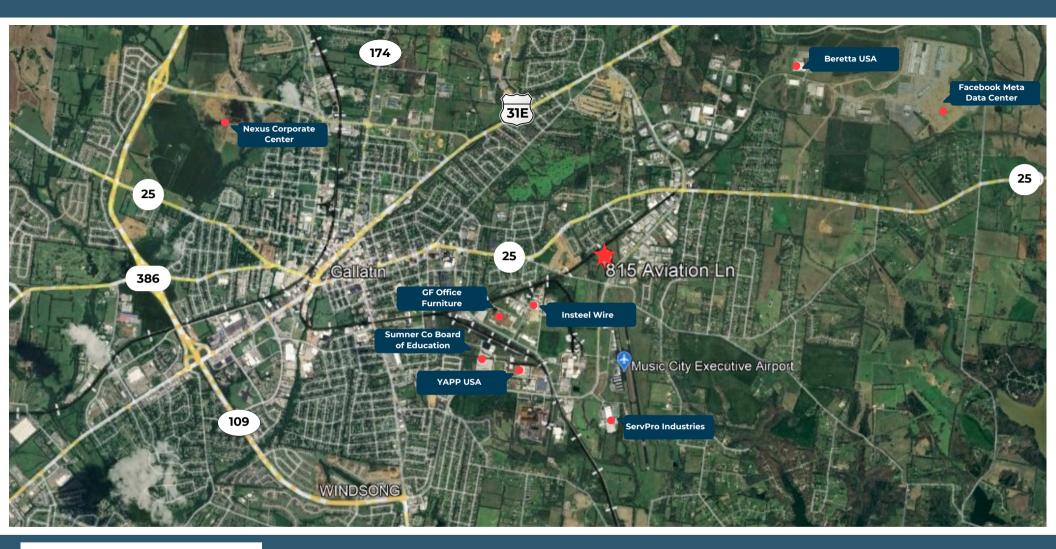
- Building 3A = 13,504 SF (Divisible by 6,752 SF)
- Building 3B = 16,748 SF (Divisible by 8,374 SF)
- Clear Height 24'
- 3-Phase Electric (800AMPS for Building 3A / 800AMPS for Building 3B)
- 4 Dock Doors 10' x 10'
- 4 Drive In Bays 14' x 16'
- Sprinklered
- Auto Parking: 13 for Building 3A / 19 for Building 3B
- Fiber Optic Availability



940 AVIATION PVT LN GALLATIN, TN BUILDING 3A

910 AVIATION PVT LN GALLATIN, TN BUILDING 3B

## **PROPERTY AERIAL MAP**





139 Maple Row Blvd, Ste 104 Hendersonville, TN 37075 615.388.2558 www.powellcre.com JP Powell, SIOR Principal Broker 615.533.5682 jp@powellcre.com Don Horton Affiliate Broker 615.364.3780 don@tennprop.com Lisa M. Curtis Managing Broker 615.504.7812 lisa@powellcre.com

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