



LEE &
ASSOCIATES



FOR LEASE

75,000 SF
INDUSTRIAL FACILITY

1136 DUNLOP LANE

CLARKSVILLE, TN

WILLIAM SISK, SIOR

PARTNER

LEE & ASSOCIATES - NASHVILLE

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GAINES HANKS

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FILLMORE

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PROPERTY OVERVIEW



COLUMN SPACING:
25' x 50'

SPRINKLERS:
Wet Bay System

STORM SHELTERS:
Two (2) interior

FUTURE DEVELOPABLE LAND:
+9 acres

SECURITY:
Built in alarm system
with motion sensors

TRUCK COURT:
140'

TRAILER PARKING:
8 (potential +20)

LEASED

BUILDING DIMENSIONS:
300' x 500' (150,000 SF)

18.16 AC
ACRE LOT

3200 AMPS
POWER

3,000 SF
OFFICE SPACE

28 DH | 5 GL
LOADING DOORS

20' - 32'
CLEAR HEIGHT

SPACE HIGHLIGHTS

TOTAL SF	75,000
OFFICE SF	1,000 (BTS)
DH DOORS	14
GL DOORS	2
CLEAR HEIGHT	20'-32'
AMPS	600 (expandable)

ADDITIONAL 9 ACRES AVAILABLE FOR: (ADDITIONAL COST)

   EXTRA PARKING

   FLEET PARKING

 TRAILERS/CONTAINERS

 HEAVY EQUIPMENT

 BULK MATERIALS

 GENERAL IOS



ACCESS MAP

CLARKSVILLE, TENNESSEE





Google

Henricksen

**FLORIM
USA**

BRIDGESTONE

microvast

Rainbow

LG

amazon

Jostens

**SANDERSON PIPE
CORPORATION**

**ATLASBX™
DYNAMIC POWER**

**HANKOOK
driving emotion**

YOUR SITE



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