

±90,000 SF  
Available

4583 Guthrie Highway  
Clarksville, TN 37040

4

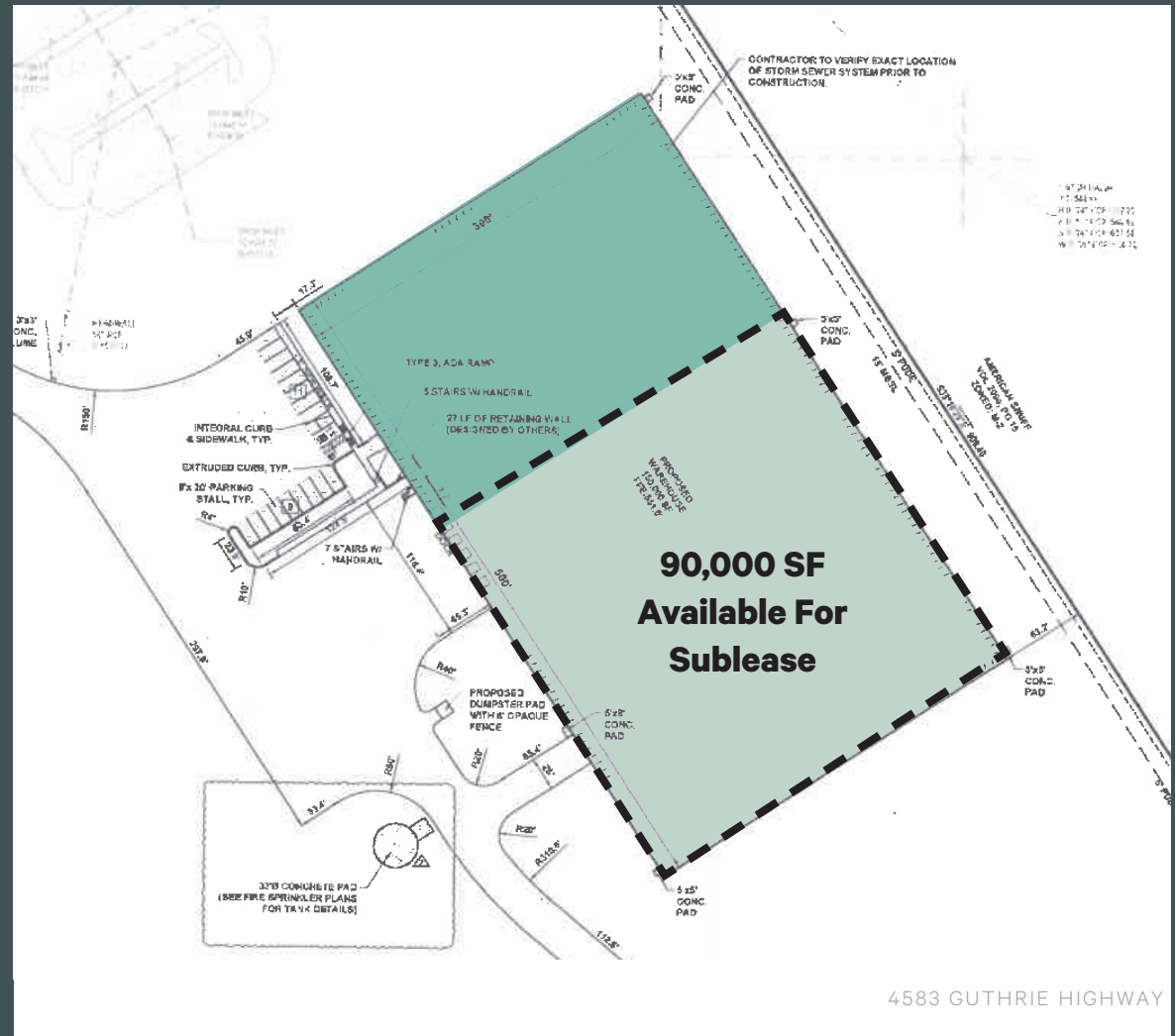
Dock Doors

1

16'x16' Drive-In

34'

Clear Height



4583 GUTHRIE HIGHWAY

## Contact Us

**Jack Armstrong**  
Senior Vice President  
+1 561 339 9071  
jack.armstrong@cbre.com

**John Preston**  
Associate  
+1 615 585 0082  
john.preston@cbre.com

**Steve Preston**  
Executive Vice President  
+1 615 418 9470  
steve.preston@cbre.com

**Will Goodman**  
First Vice President  
+1 321 230 1522  
will.goodman@cbre.com

**Davis Goodman**  
Associate  
+1 407 361 7474  
davis.goodman@cbre.com

## Property and Suite Specifics

- + All Metal Construction
- + Space For Trailer Parking, Space For Auto Parking
- + Docks Are Fully Outfitted With Seals, Levelers, And Dock Locks - A Fully Integrated System
- + Food Grade Possible, I.E. Caulked joints
- + 50'X50' Bays Throughout, 300'X500' Building
- + 34' Clear Height, First Column In
- + Fully Fenced Area
- + ESFR Fire protection System
- + 6" Floor Slab, 4,000 PSI



© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.