



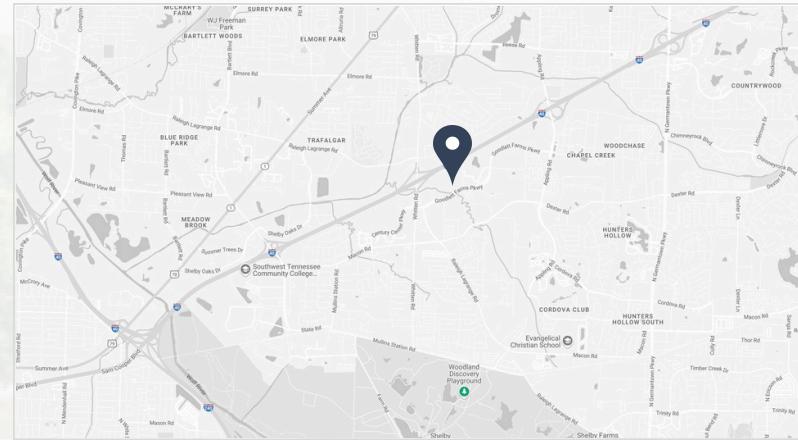
FOR LEASE

7275 GOODLETT FARMS PARKWAY
CORDOVA, TN 38016

FOR LEASE

J**A** JONES AUR

7275 GOODLETT FARMS PKWY
CORDOVA, TN 38016



PROPERTY DESCRIPTION

7275 Goodlett Farms Parkway is a Class A office building located within the prestigious Goodlett Farms business park, offering a serene, campus-like setting with direct access to I-40 and Highway 64. Surrounded by mature trees and professional neighbors, the property provides a quiet yet connected environment ideal for office users seeking a strong corporate image. The building features a modern lobby, updated common areas, and flexible suite options.

PROPERTY HIGHLIGHTS

- Well positioned for tenants seeking a local, regional, or international headquarters facility with an option for their own custom build out
- Direct access to I-40 and just 33 miles from Blue Oval City, the planned automotive assembly complex that will be operated by Ford Motor Company
- Located in a densely populated area that is home to more than 170,000 residents within a five-mile radius
- Traffic Counts: Whitten Rd (16,900 AADT), Appling Rd (24,056 AADT), and I-40 (113,341 AADT)

WRILEY GILLEN

901.545.5607

wgillen@jonesaur.com

JOSHUA FISHER

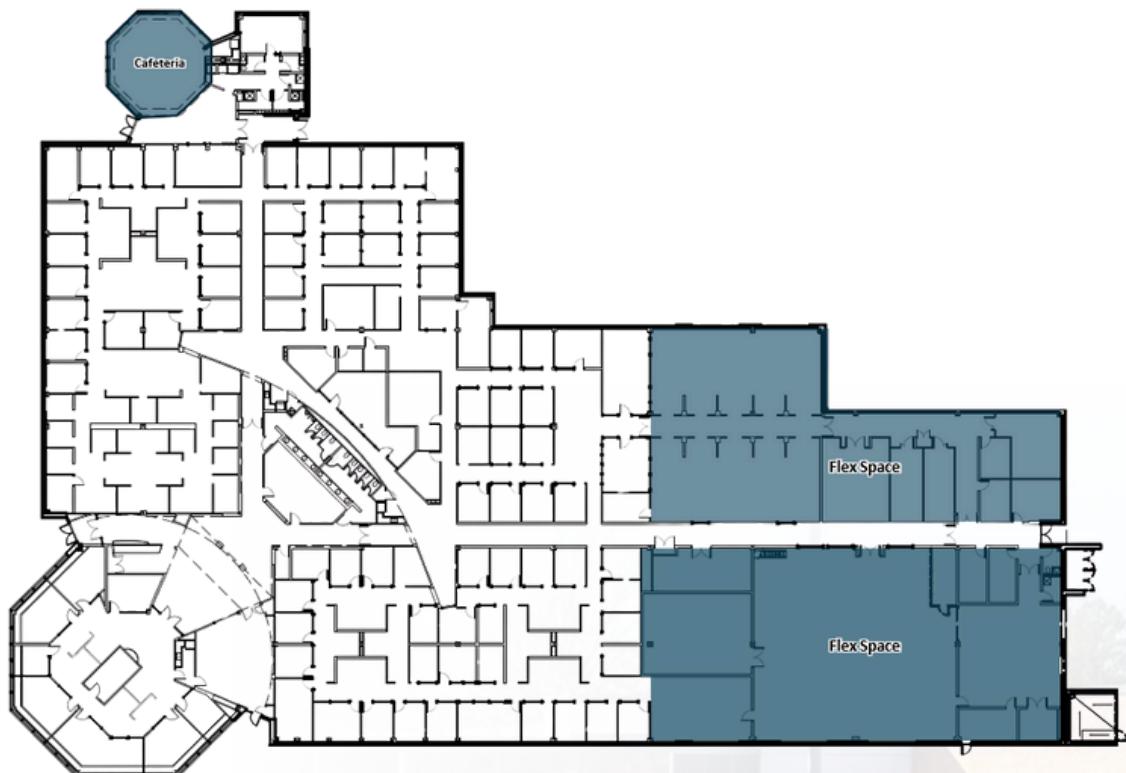
901.467.1310

jfisher@jonesaur.com

OFFICE PARK AVAILABILITY

This professional office building offers a turnkey, full-floor space ready for immediate occupancy—ideal for tenants seeking a high-quality, move-in ready environment. Situated within a well-maintained office park along the I-40 corridor, the location provides excellent accessibility across the Memphis metro area. Key destinations include Shelby Farms Park (9 minutes), East Memphis (12 minutes), Germantown (18 minutes), Midtown (18 minutes), Memphis International Airport (21 minutes), Downtown (24 minutes), Collierville (27 minutes), and Southaven, MS (26 minutes).

FLOOR PLAN



SUITES AVAILABLE

100

50,574 SF



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FOR LEASE

CORPORATE NEIGHBORS



WRILEY GILLEN

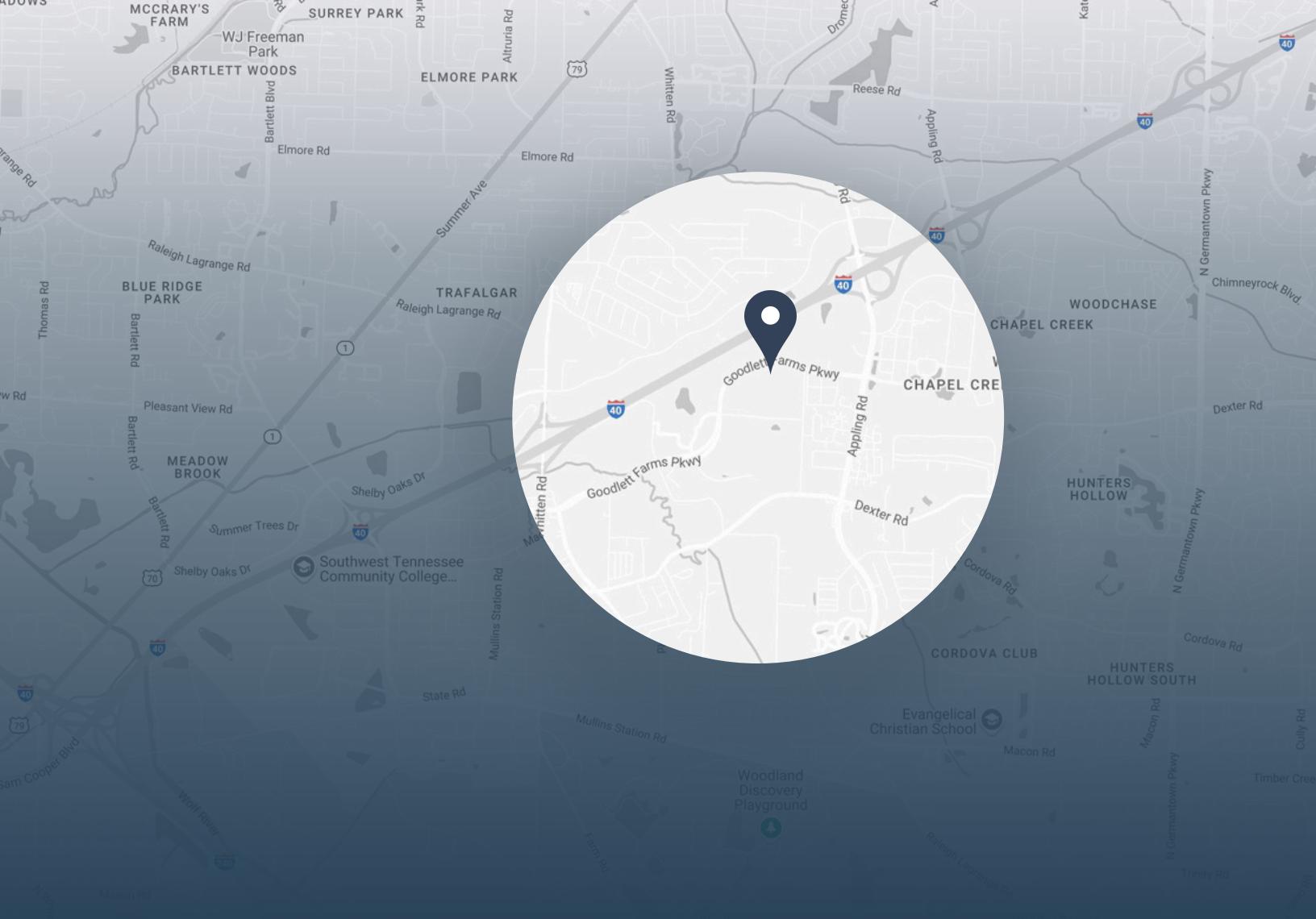
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7275 GOODLETT FARMS PARKWAY | CORDOVA, TN 38016

LOCATION DESCRIPTION

7275 Goodlett Farms Parkway is a single-story office building located within the established Goodlett Farms office park, one of the most recognized business campuses in the Memphis area. Just off I-40 and Highway 64, the property offers exceptional accessibility for commuters across the region, including Bartlett, Cordova, and East Memphis.

Set in a peaceful, park-like environment with mature landscaping and wide sidewalks, this one-story building offers direct suite access – an ideal layout for tenants who value convenience and privacy. The surrounding campus is home to a strong mix of professional and corporate users, creating a quiet and professional atmosphere perfect for office, healthcare, or back-office operations.

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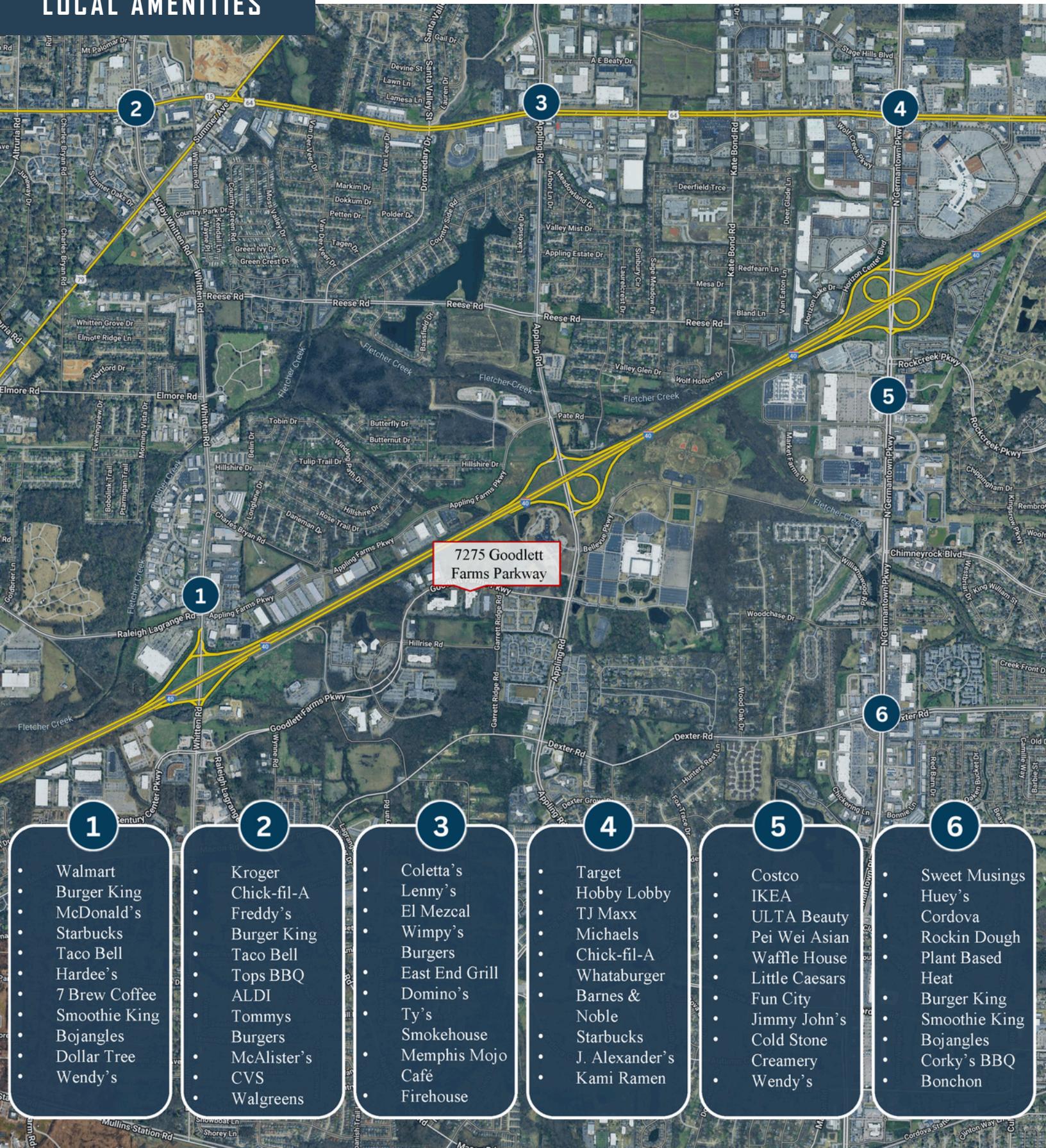
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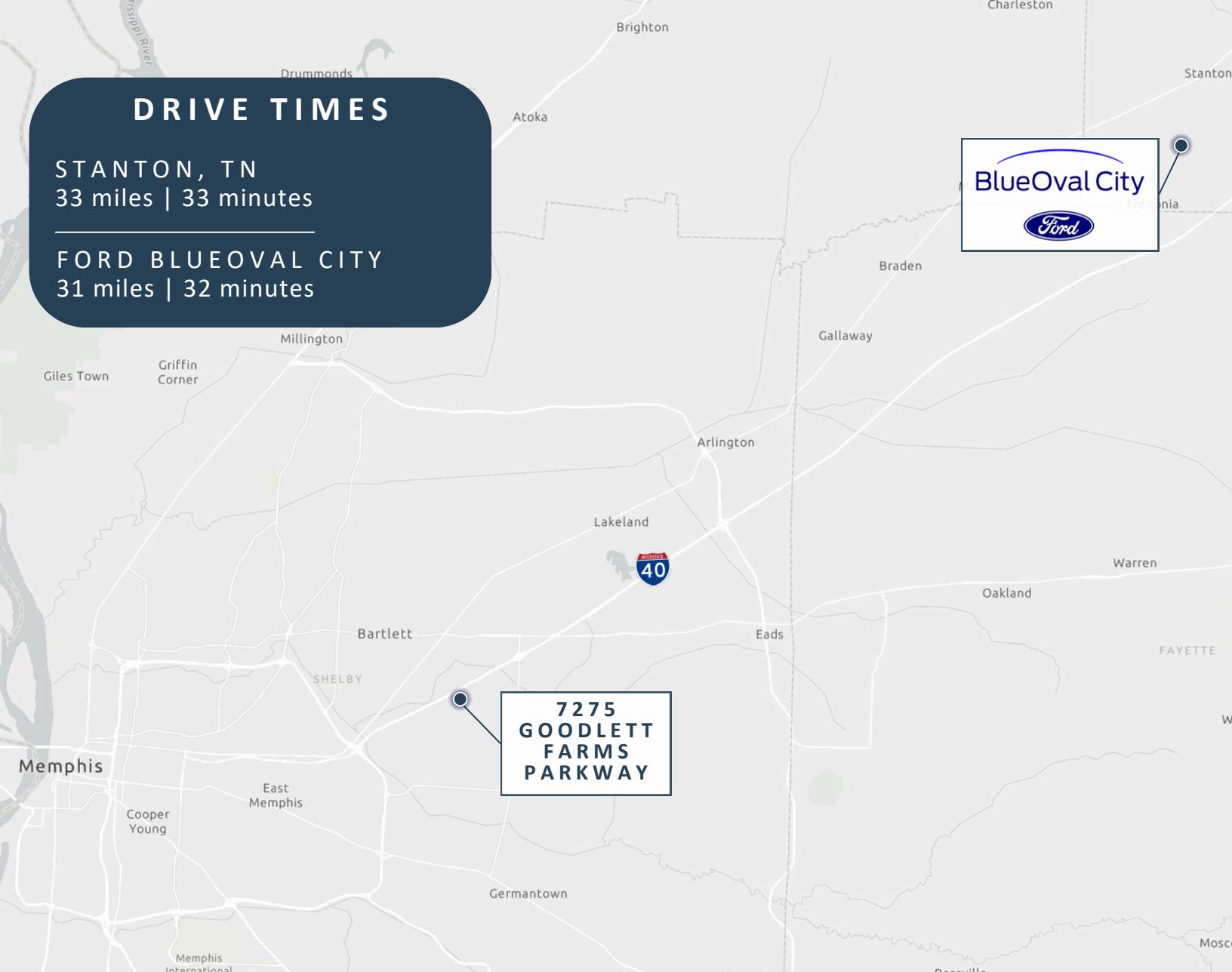
LOCAL AMENITIES



DRIVE TIMES

STANTON, TN
33 miles | 33 minutes

FORD BLUEOVAL CITY
31 miles | 32 minutes



BLUEOVAL CITY | STANTON, TN

Ford's BlueOval City in Stanton, TN is a cutting-edge automotive manufacturing campus designed to lead the future of electric vehicles. Spanning nearly 6 square miles, it's one of the largest auto production complexes in Ford's history and plays a central role in the company's push toward EV innovation and sustainability. The campus will house a next-generation electric truck plant and a battery manufacturing facility, bringing thousands of jobs and significant investment to West Tennessee.

BlueOval City is located approximately 33 miles east of 7275 Goodlett Farms Parkway in Memphis, making it an accessible drive via I-40. This proximity positions Memphis as a strategic hub for logistics, workforce, and support industries related to Ford's growing EV operations.

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