

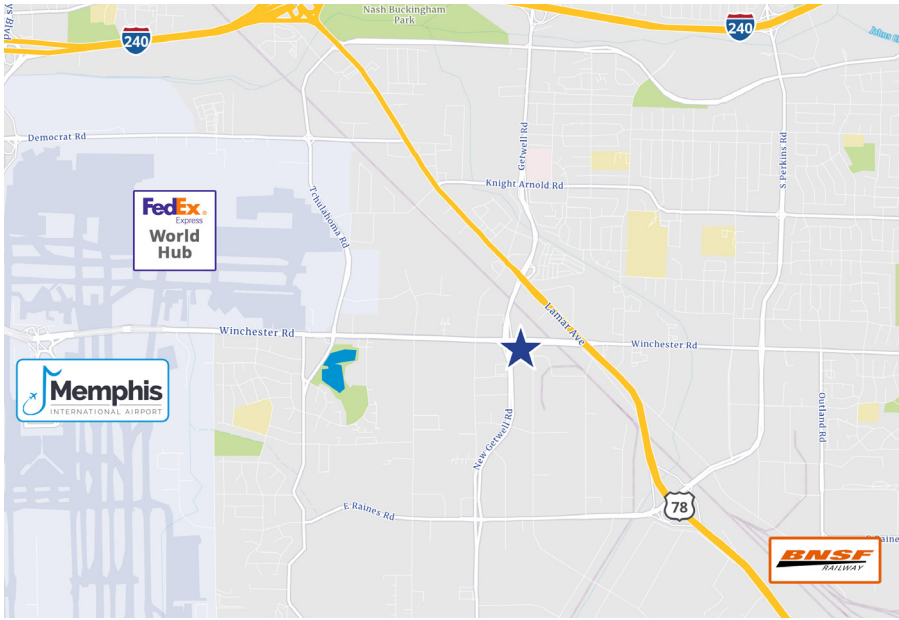


29,508± SF
Industrial
Building
on 3.0± AC

3569 Air Park St. Memphis, TN 38118

For Lease

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Accelerating success.

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PROPERTY FEATURES

- 29,508± SF building
- 3.044± AC site
- Zoned heavy industrial (IH)
- 2000± SF office
- Masonry construction
- 2 buildings
- 6 docks (10' x 10')
- 21' X 25' column spacing
- 22.5' clear height
- T-5 lighting
- Fenced-in storage yard
- 3.1 miles to FedEx World HQ
- 3.5 miles to BNSF Intermodal
- 3.8 miles to Memphis Int'l Airport
- 3.9 miles to Hwy. 78

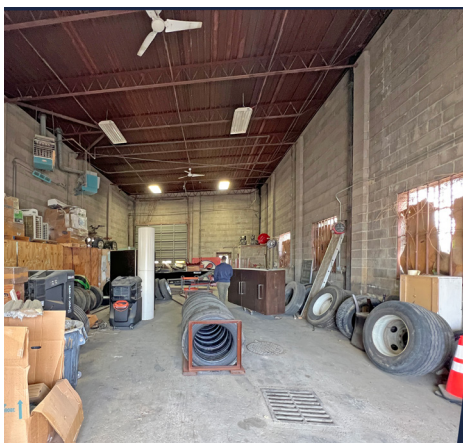
SHOP BUILDING

- 2 doors (14' x 14')
- 19' clear height



Traffic Counts

- Airways Blvd. - 34,474 VPD
- Winchester Rd. - 28,641 VPD
- New Getwell Rd. - 19,249 VPD



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