

**Building 1: ±224,640 SF
Ready for Occupancy!**

For Lease & Build-to-Suit

PARKWAY 16 WEST

201 Performance Parkway
Bloomington, GA 31302



New Class A
Industrial Development



3 Buildings for a total of
±860,850 SF



±13 Miles
from Port of Savannah



Only 1 mile north of
Interstate 16

Developed By:



A PSP PARTNERS COMPANY

Leasing By:



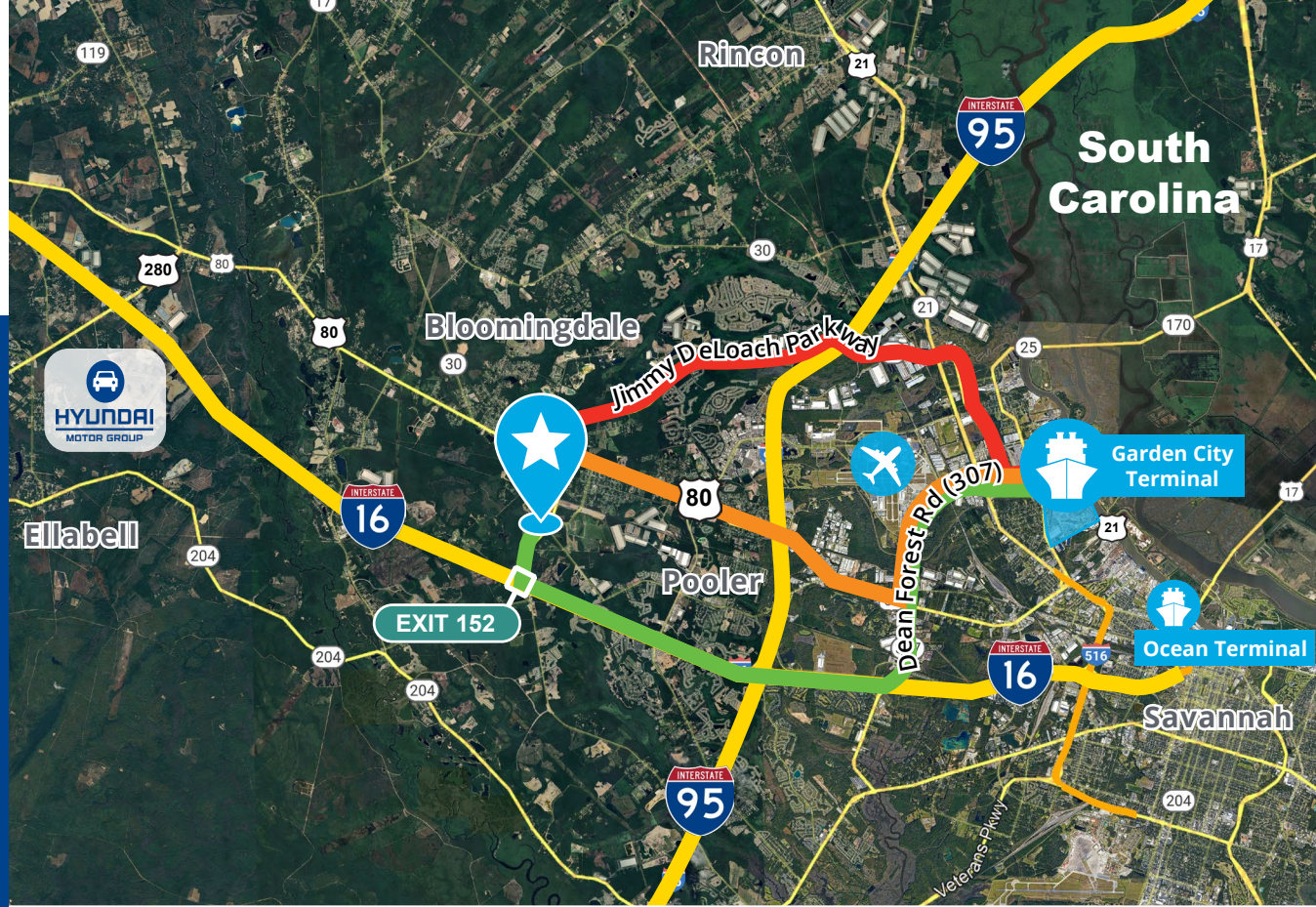
Danny Chase, SIOR

Principal
Office +1 912 662 8012
danny.chase@colliers.com

Colliers | Savannah

545 E. York Street, Savannah, GA
+1 912 233 7111
colliers.com/savannah

Location & Accessibility



	Interstate 16	1.3 Miles
	Interstate 95	6.0 Miles
	Savannah Airport	8.9 Miles
	Hyundai Motor Group Metaplant	12.5 Miles
	Port of Savannah Garden City Terminal	13.9 Miles
	Port of Savannah Ocean Terminal	15 Miles
	Charleston, SC	110 Miles
	Jacksonville, FL	136 Miles
	Atlanta, GA	235 Miles

Multiple Truck Routes to the **Port**

		13.9 Miles
		13.9 Miles
		14.3 Miles

Master Plan

Additional Trailer Yard



Available for
Tenants Requiring
Supplemental Trailer
Parking

Easy Access



Future Signalized
Intersection & Turn
Lanes at Jimmy DeLoach
Parkway/Bloomington
Road



Access Road

BUILDING 1: ±224,640 SF
READY FOR OCCUPANCY

BUILDING 2: ±276,210 SF
BTS OPPORTUNITY

Performance Parkway

Jimmy DeLoach Parkway

1 Mile

13 Miles

FUTURE SIGNAL

1 Mile



Building 1

Delivered Nov. 2025

Available SF ±224,640 SF

Dock Doors 50

Clear Height 36'

Trailer Parking 58

Car Parking 115

Building Dimension 864' x 260'

Drive-in Doors 2

Truck Court 185'

Interior Bay 50' x 54'

Dock Bay/Speed Bay 60'

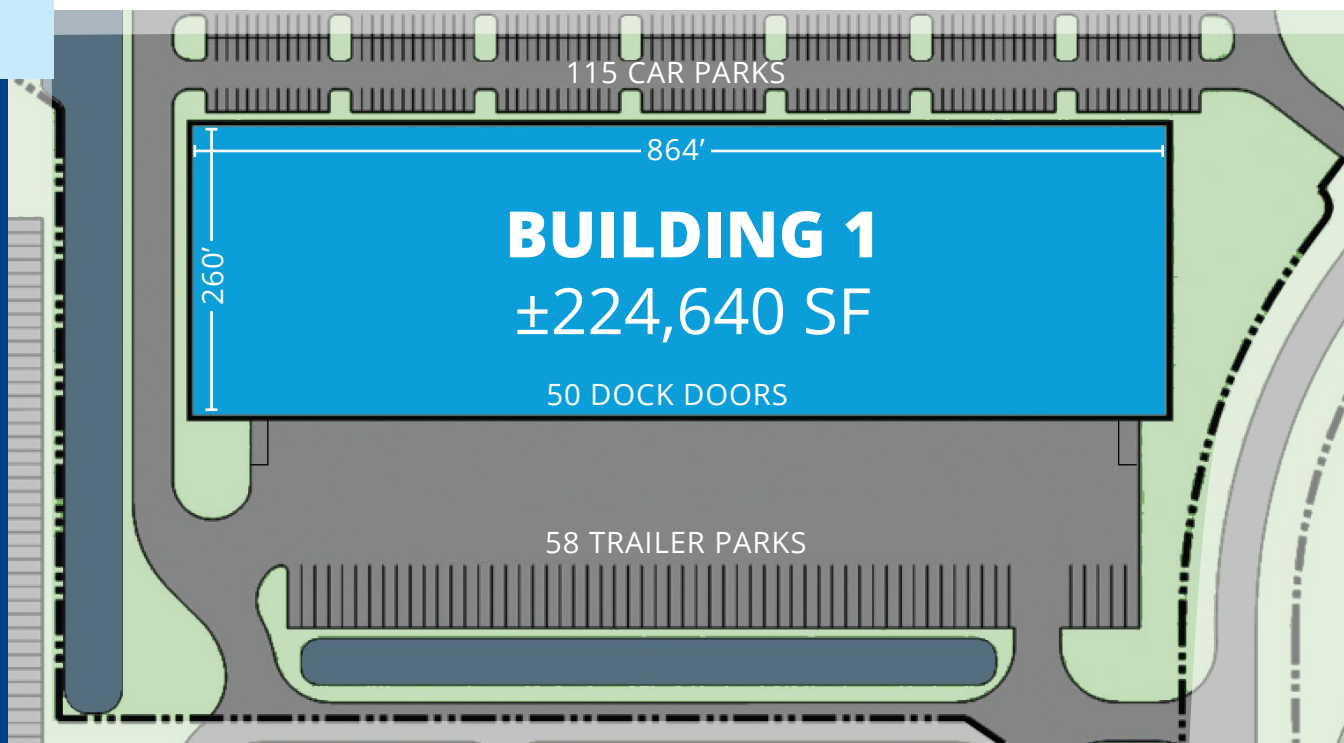
Spec Office ±2,677 SF

Electrical 2,000A
(upgradable)

Sprinkler ESFR

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PARKWAY
16 WEST

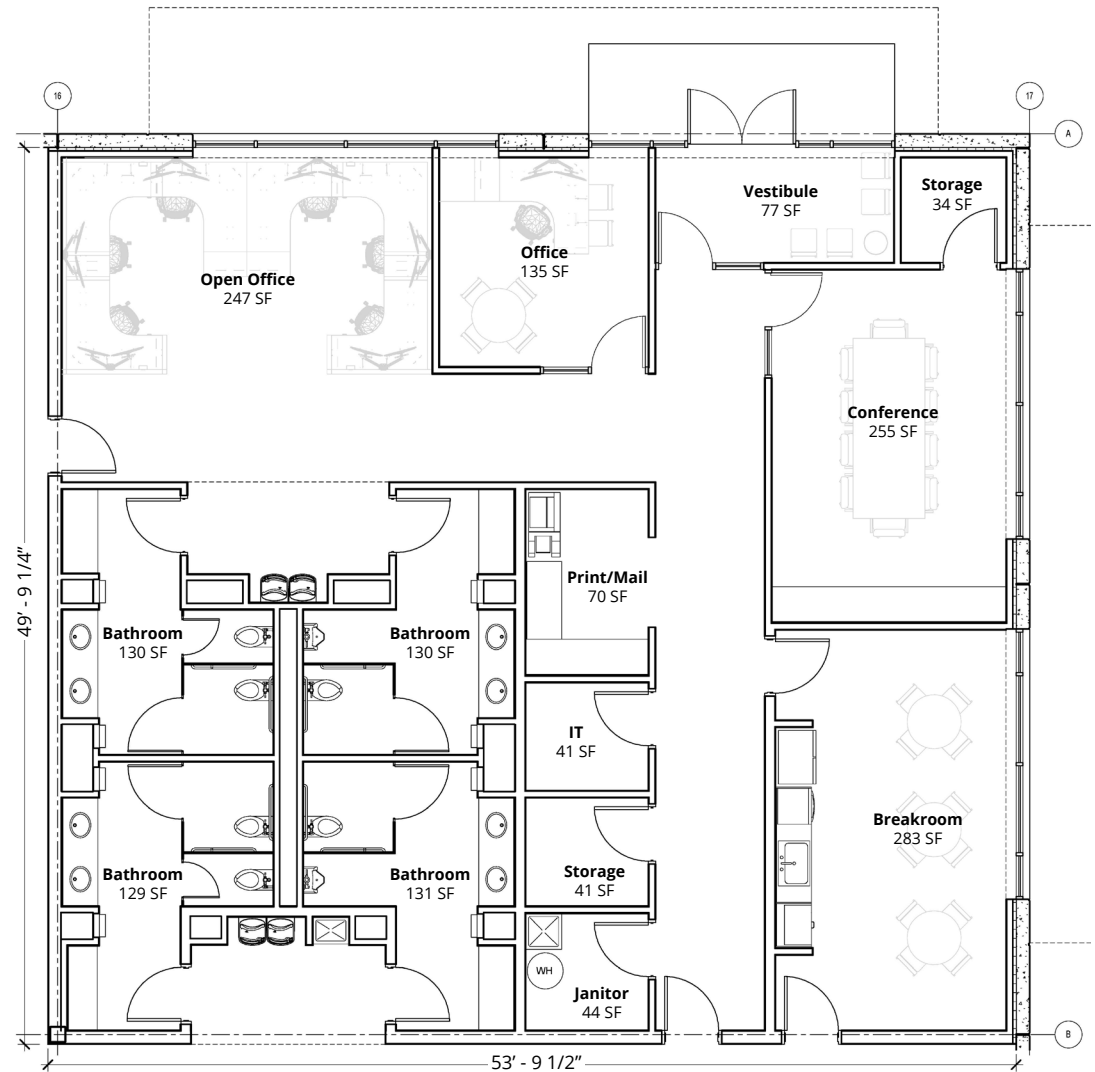
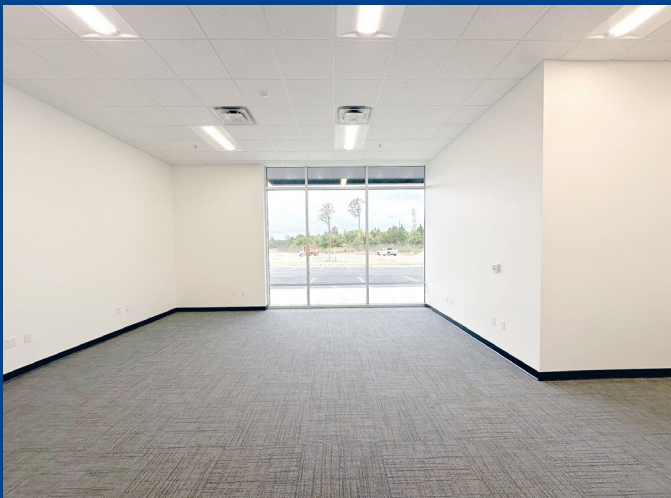


Ready for Occupancy | November 2025

Building 1

Spec Office | $\pm 2,677$ SF

PARKWAY
16 **WEST**

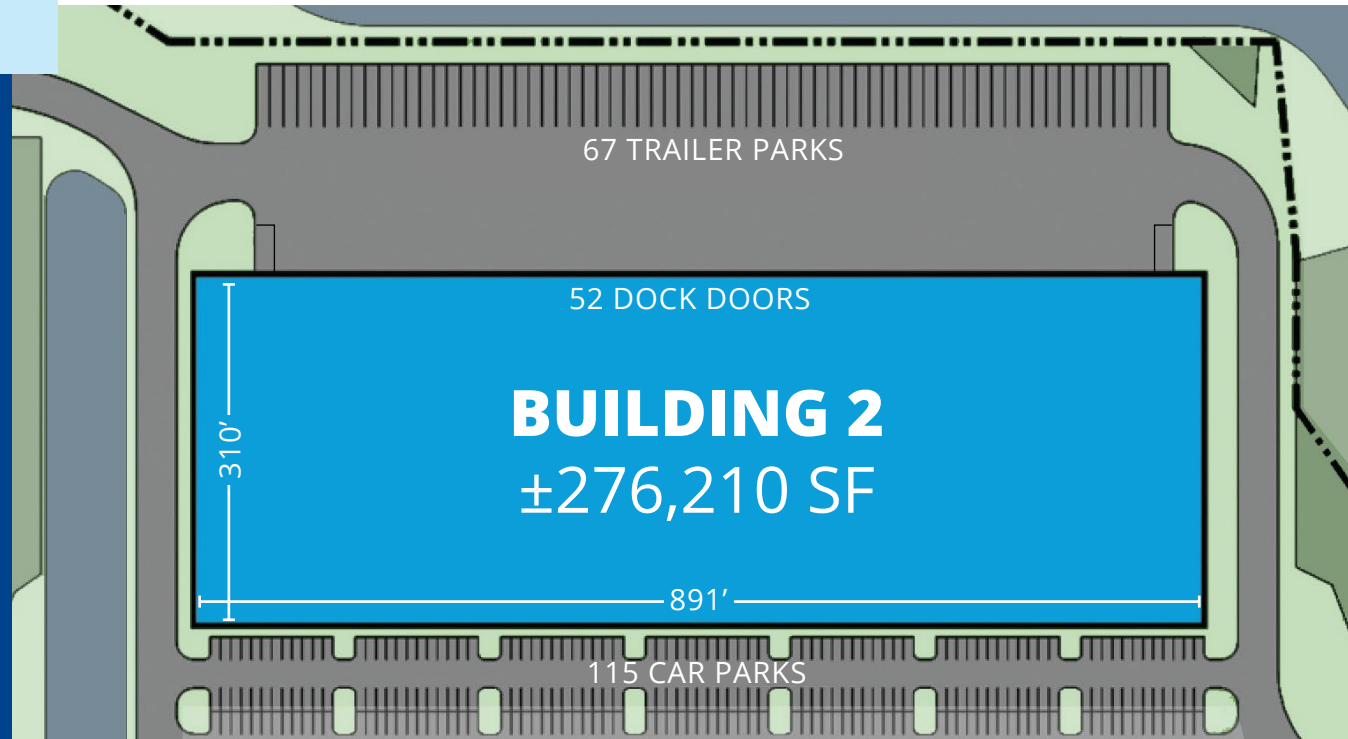


Building 2

Build-to-Suit

PARKWAY
16 **WEST**

Available SF	±276,210 SF
Dock Doors	52
Clear Height	36'
Trailer Parking	67
Car Parking	115
Building Dimension	891' x 310'
Drive-in Doors	2
Truck Court	185'
Interior Bay	50' x 54'
Dock Bay/Speed Bay	60'
Office	To-Suit
Electrical	TBD
Sprinkler	ESFR

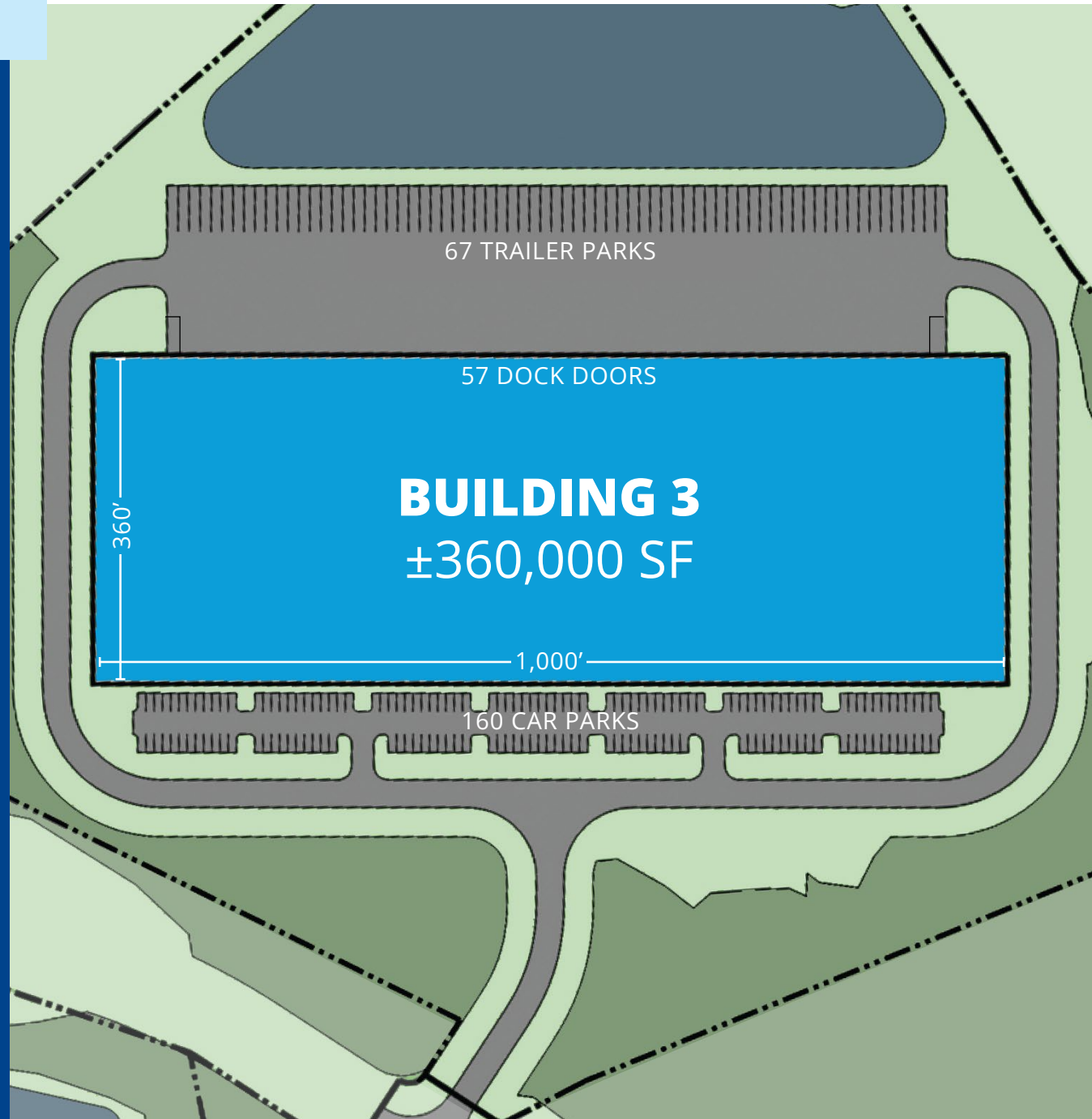


Building 3

Build-to-Suit

PARKWAY
16 **WEST**

Available SF	±360,000 SF
Dock Doors	57
Clear Height	36'
Trailer Parking	71
Car Parking	160
Building Dimension	1,000' x 310'
Drive-in Doors	2
Truck Court	185'
Interior Bay	50' x 54'
Dock Bay/Speed Bay	60'
Office	To-Suit
Electrical	TBD
Sprinkler	ESFR



Abundant Nearby Amenities

Demographics (10 Miles)

Population	122,781
No. of Households	46,613
Daytime Employees	56,345
Total Businesses	3,735

Within 5 Miles from Parkway 16



27 hotels



141 restaurants/fast food



1,000+ apartment units under construction



41,900 cars per day on I-16

PARKWAY 16 WEST



Logistical Advantage

Port of Savannah

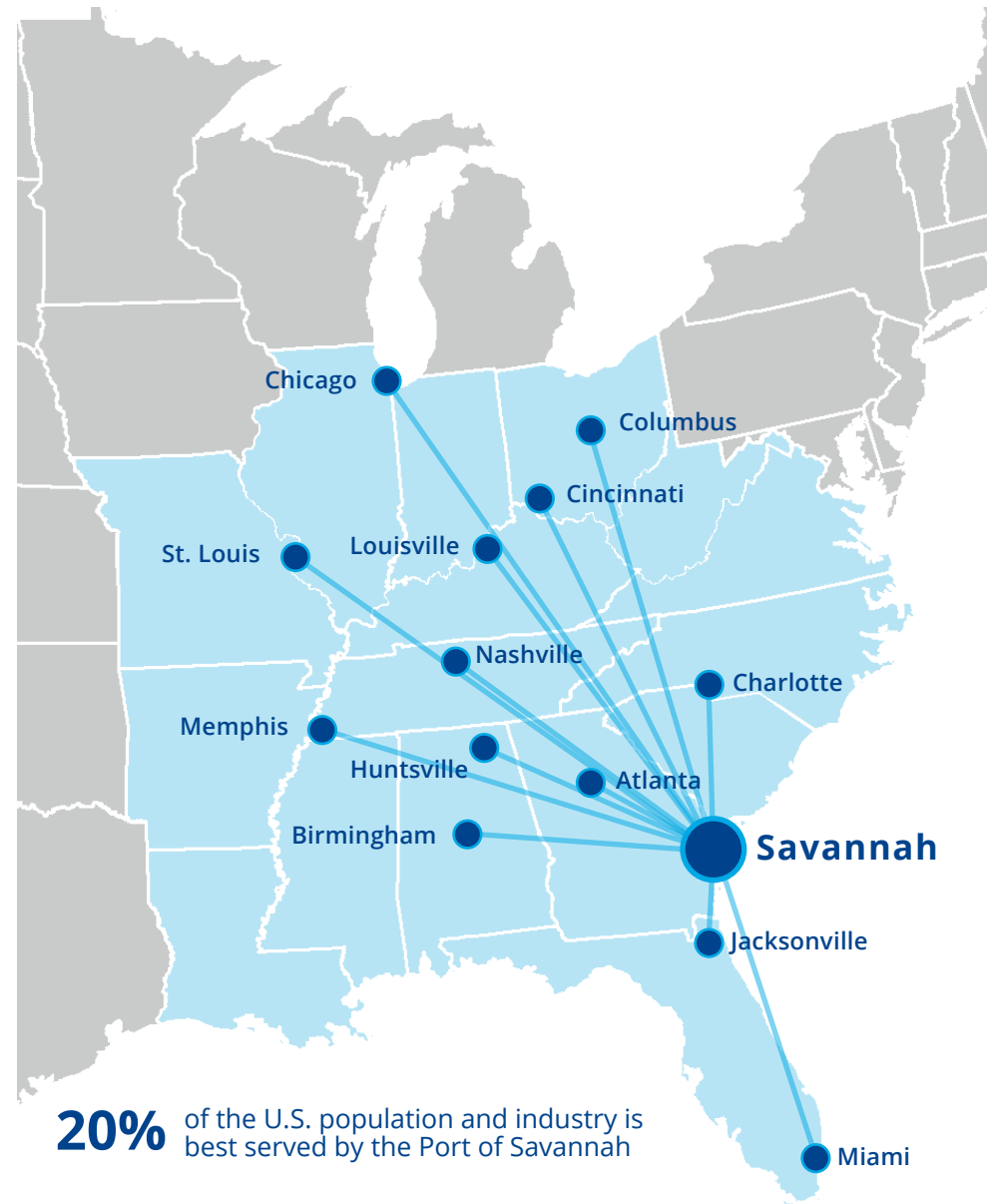


The Port of Savannah is North America's busiest single-terminal container facility with immediate access to two major interstates, I-16 and I-95.

With two Class I railroads (Norfolk Southern and CSX) on terminal with on-dock rail and line haul services, the Port has the capability to deliver to most of the U.S. population and manufacturers within a few days. This capability allows the port's influence to stretch deep into major Mid-West markets like Chicago, St. Louis, and Kansas City.

With significant investment from the State of Georgia and private developers, the Port of Savannah and the surrounding market is anticipated to see substantial growth over the next several decades.

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Developed By:



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