

120,000 - 420,000± SF

Build to Suit Sites Available (8-29 acres)

MANUFACTURING

WAREHOUSE

DISTRIBUTION

DISTRIPLEX FARMS

Shelby County | Memphis, TN



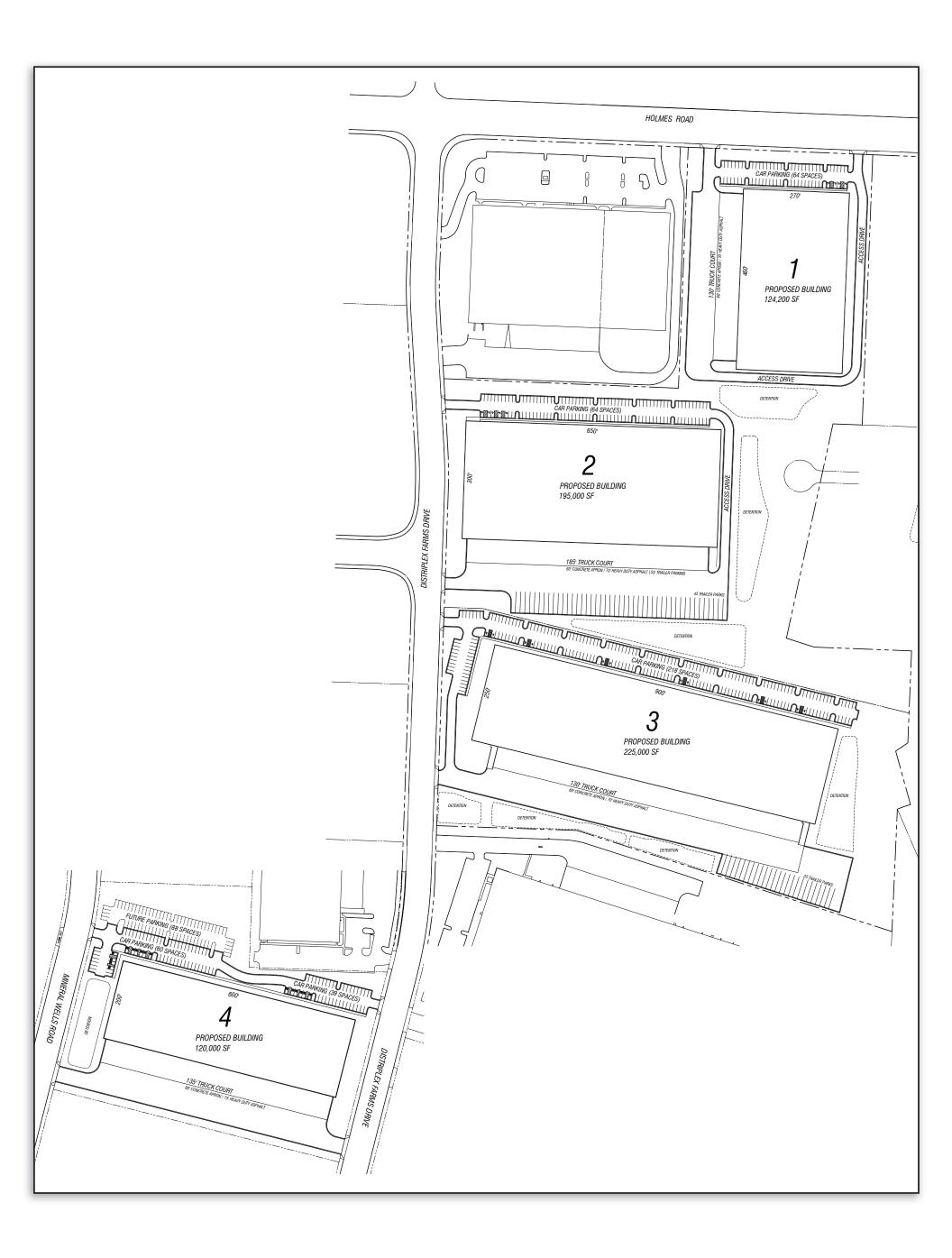


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Park Features

- Sites Ranging from 8 29 Acres
- Build to Suit Sites Available from 120,000 to 420,000 SF
- TurnKey Design/Build Services Available

<u>Utilities</u>

■ Memphis Light, Gas, & Water

- Water: 12" - Sewer: 8"

- Electric: 23KV 3-phase

- Gas: 6"

■ City of Memphis Police & Fire

Why Memphis?

With a world-class global logistics network and an integrated infrastructure, it's no wonder that Memphis - thanks to FedEx - has earned the title of America's Distribution Center. The Memphis economy is anchored by transportation, distribution, and logistics. With the ability to reach 75% of the United States population in a 2-day drive, companies enjoy the advantageous operating environment with a large pool of skilled and workready talent.

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ENNESSEE	Northaven				Brunswick 7
ARKANSAS		by L	Egypt		
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	NORTH MEMPHIS	14)	BERCLAIR		177 CORDOVA
nis	Memphis	Can	Cooper Blvd		193
555	MID			Shelby Farms Park	世
Dississippi Rive	78)	Lenox	EAST MEMPHIS	Faillis Faik	13
	9		72		
	(61)		SEA ISLE PAR	K	100
	J (51)		720	Germant	own
		Oaky	ille PARKWAY	(17)	
	Nonconnah	O OAKHAY	VILLAGE	BUCKI	NGHAM
3		A		AUTUMN RIDGE	
	WHITEHAVEN	Memphis International	East Holme	RICHWO es Road	(385)
1 × 1/-	175 (51)	Airport (17	6		
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Lake View MISSISSII		t <mark>h</mark> aven	78	MISSISSIPF	
61			, —	305	
Lynchburg (302			302	Olive Branch	Handy Cor
13	Horn Lake	55		178	9

Distance to	Miles
Memphis Intl Airport/FedEx World Hub	10
BNSF Intermodal	4
NS Railway - Forrest Yard	12
CN & CSX Railway	17
FedEx Ground	6
Union Pacific	13
UPS Hub	9

Major Companies in Memphis



DUNAVANT

OZBURN-HESSEY LOGISTICS



JABIL



lamilton MALLORY Beach

NICKEY KOZ













Regional Infrastructure

Runway



Busiest Cargo Airport in the World

Rail



Class I Railroads

Road



Busiest Trucking 3rd Corridor in U.S.

River



Largest Inland Port in U.S.



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