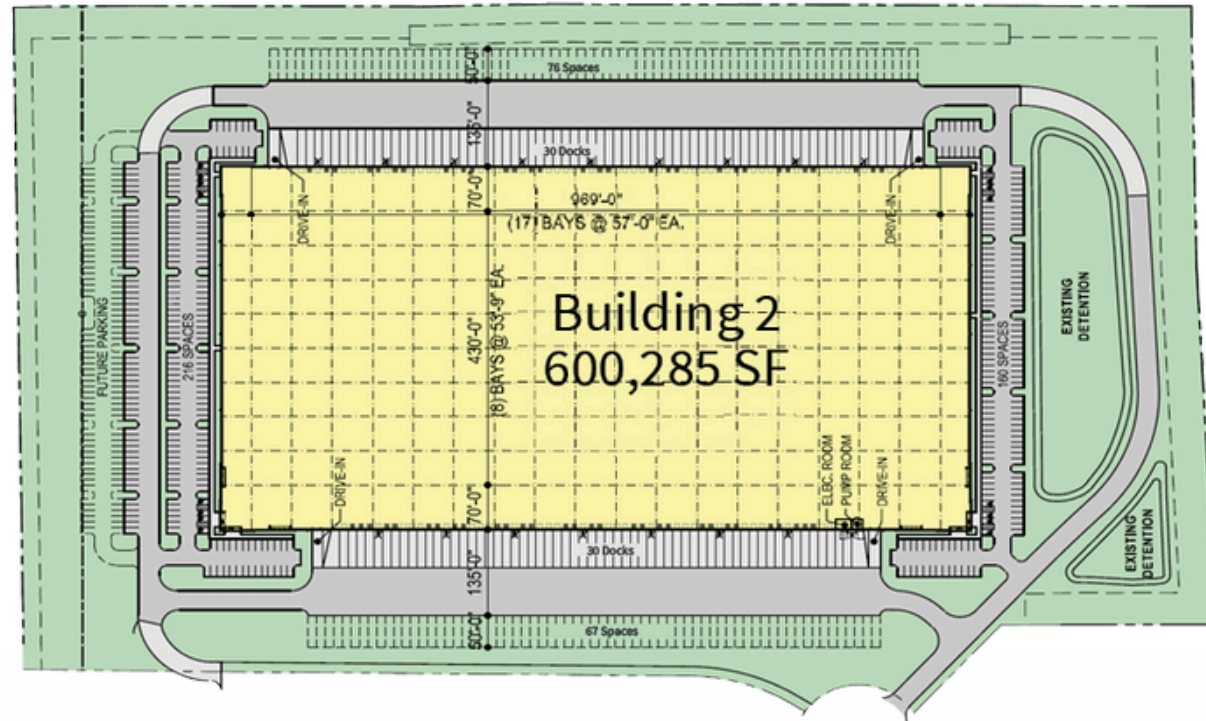




For sublease

600,285 SF Available in Lebanon, TN

135 Logistics Drive Lebanon, TN 37090



Property Specs

- ±600,285 SF available
- ±2,280 SF Office
- Cross dock loading
- 120 Dock positions
- 4 Grade level doors
- Typical bay: 57' x 53'9"
- 3,000 Amps power
- 36' minimum clear height
- ESFR sprinkler system
- 135' truck court
- 367 auto parking stalls
- 143 trailer parking stalls
- Immediate freeway access
- Ability to fence the truck court

Property Specs continued

Current Condition

- Loading docks
 - 120 dock positions
 - 28 with packages & levelers
 - 32 levelers onsite that can be reinstalled
- Temp control improvements
 - Glycol radiant system installed
- Steel substructure and joist support skeleton installed
 - Portions of the Panel Walls for the Temp Controlled Chambers have been installed
 - Panels not installed are on site

Planned Temperature Controlled Chambers

- Chamber 1 – 146,133 SF
 - 36 degrees
 - 27' clear height
- Chamber 2 – 79,911 SF
 - 0 degrees
 - 32' clear height
- Chamber 3 – 47,932 SF
 - 36 degrees
 - 32' clear height
- Chamber 4 – 18,428 SF
 - 50 degrees
 - 32' clear height
- Shipping:
 - Inbound – 36,651 SF
 - 36 degrees
 - 27' clear height
 - Outbound – 28,379 SF
 - 36 degrees
 - 27' clear height
- Prep Room – 13,402 SF
 - 50 degrees
 - 27' clear height
- Ambient Storage:
 - 91,375 SF

**Ability to remove all chambers and revert back to ambient*



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