



# For sublease

Beechcroft Industrial Park  
99,697 SF Available

 **JLL** SEE A BRIGHTER WAY



# Beechcroft Industrial Park

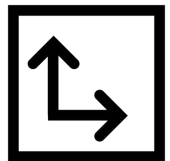
Address	825 Beechcroft Road
City, State	Spring Hill, TN
Year Built	2023
Office SF	3,100 SF (turn-key includes furniture)
Docks	11 (6 with sealers/levelers)
Drive-ins	1
Clear Height	36'
Typical Bay	52' x 56.67'
Speed Bay	52' x 60'
Generator	On site



Available Now



228,580 SF Building



99,697 SF Available



6/30/2030 LXP

## This premium warehouse space features:

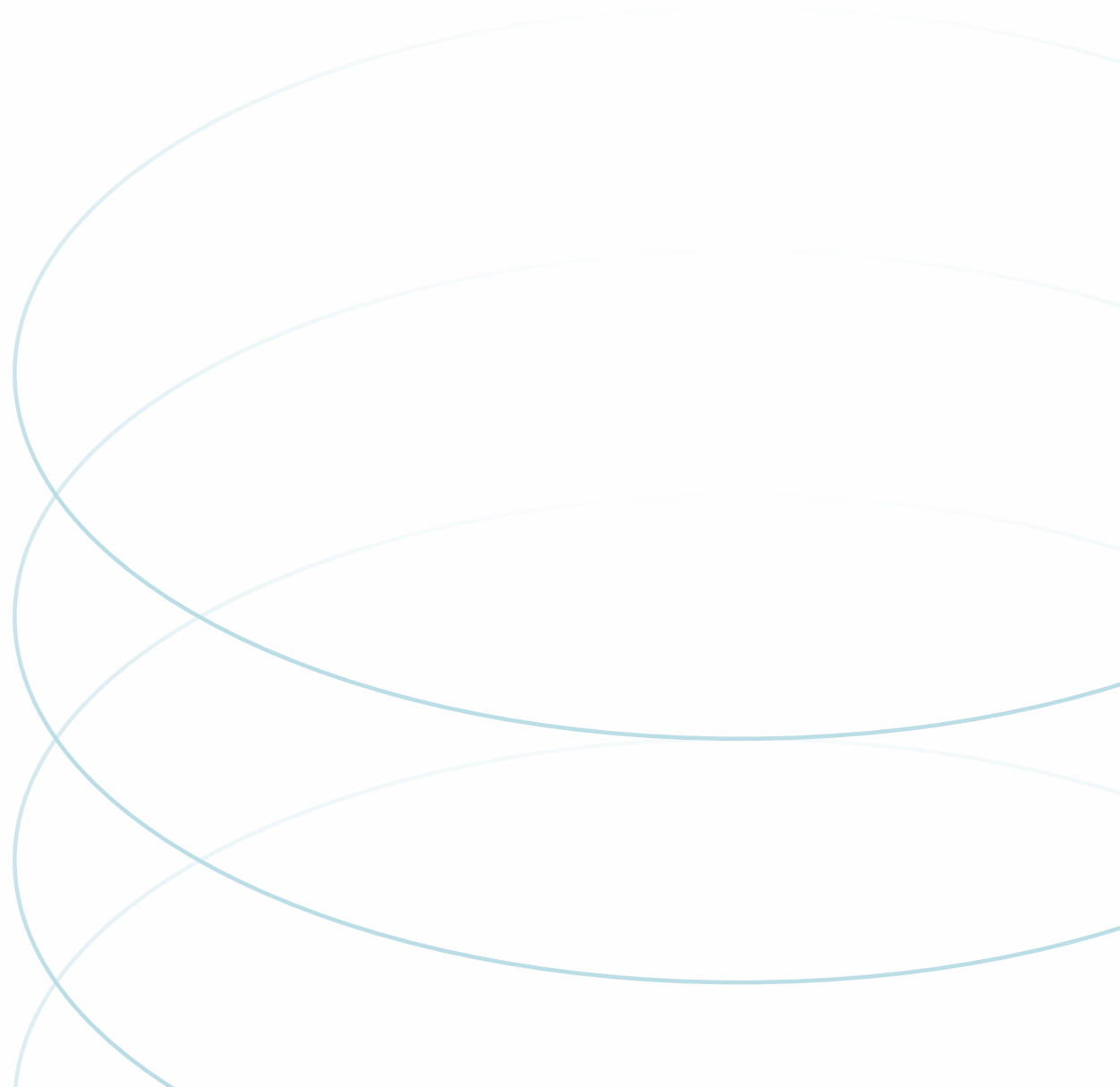
- Recently installed, professionally managed network infrastructure with clearly labeled cable management
- Industry-standard network cabinets with 10G fiber connectivity throughout
- Dedicated server room with purpose-built cooling system
- Pre-installed Meraki Wireless Access Points and Security Camera system available for immediate use
- State-of-the-art electronic access control system installed within the last year

Our technology team is available to facilitate a seamless transition and system handover for your operations.



# Property Photos



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