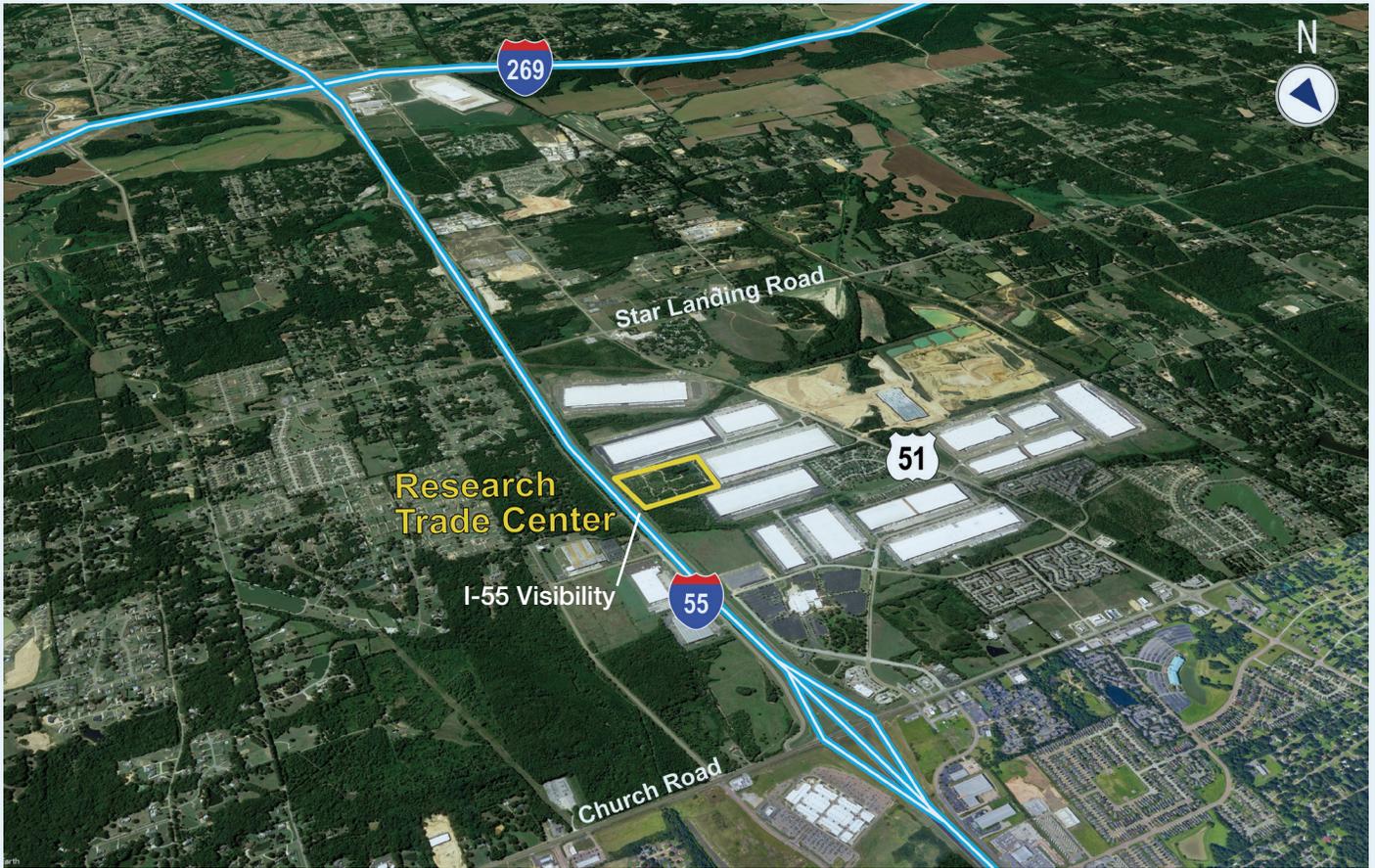




RESEARCH TRADE CENTER

520,800 SF

Research Drive & Pepper Chase Drive (Future), Southaven, MS 38672



Research Trade Center is a brand new Class A distribution center in Southaven, MS. The building will be located adjacent to I-55 and only 12 miles from Memphis International Airport. This is an ideal site for local, regional, national and global distribution.



ABOUT IDI LOGISTICS

IDI Logistics is a leading developer and manager of logistics real estate in the U.S. Our fully-integrated logistics platform has a long track record of speculative development, build-to-suits and value-add acquisitions.

We are dedicated to serving our customers with exceptional quality and service.



520,800 available square feet

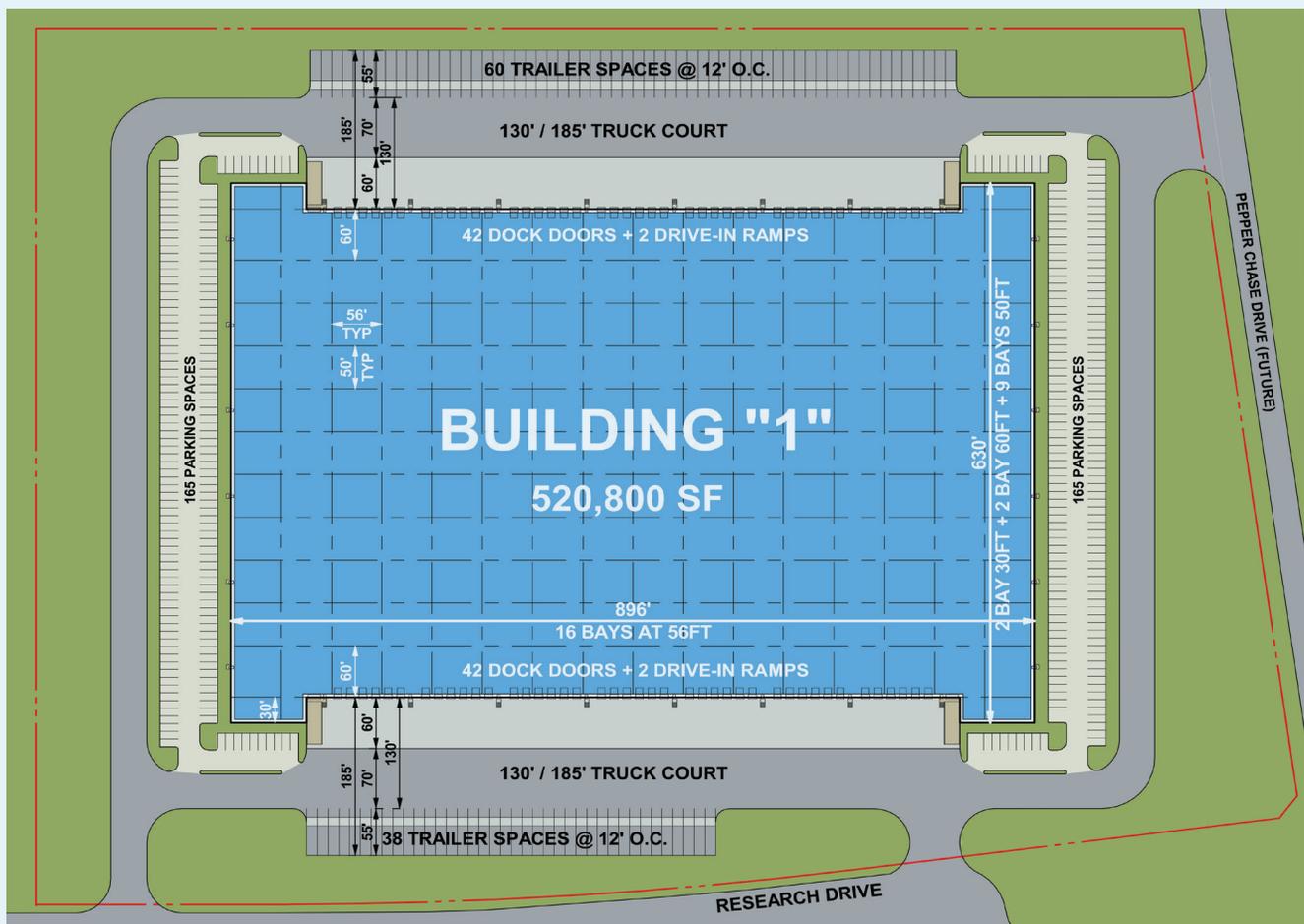
LOT SIZE: 30.68 acres

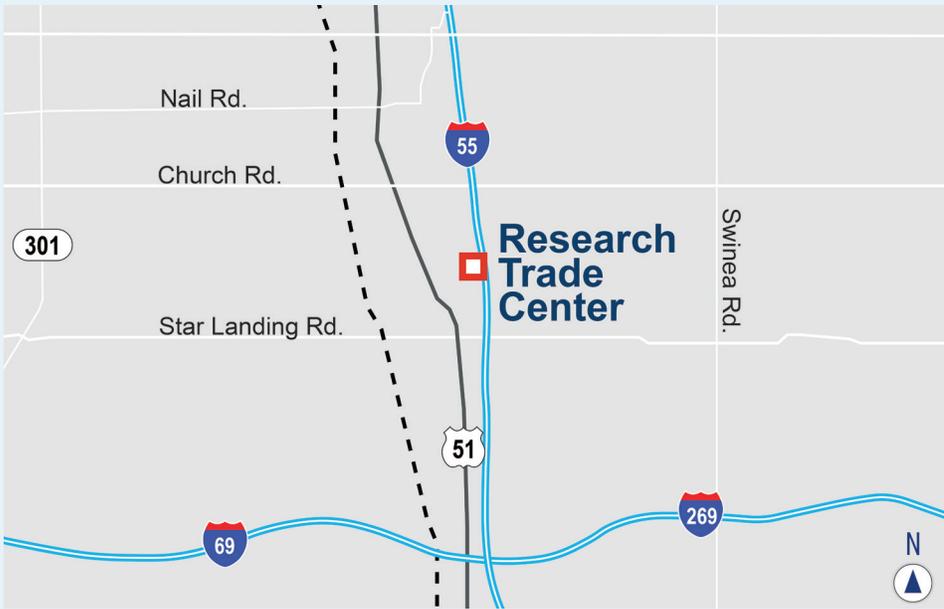
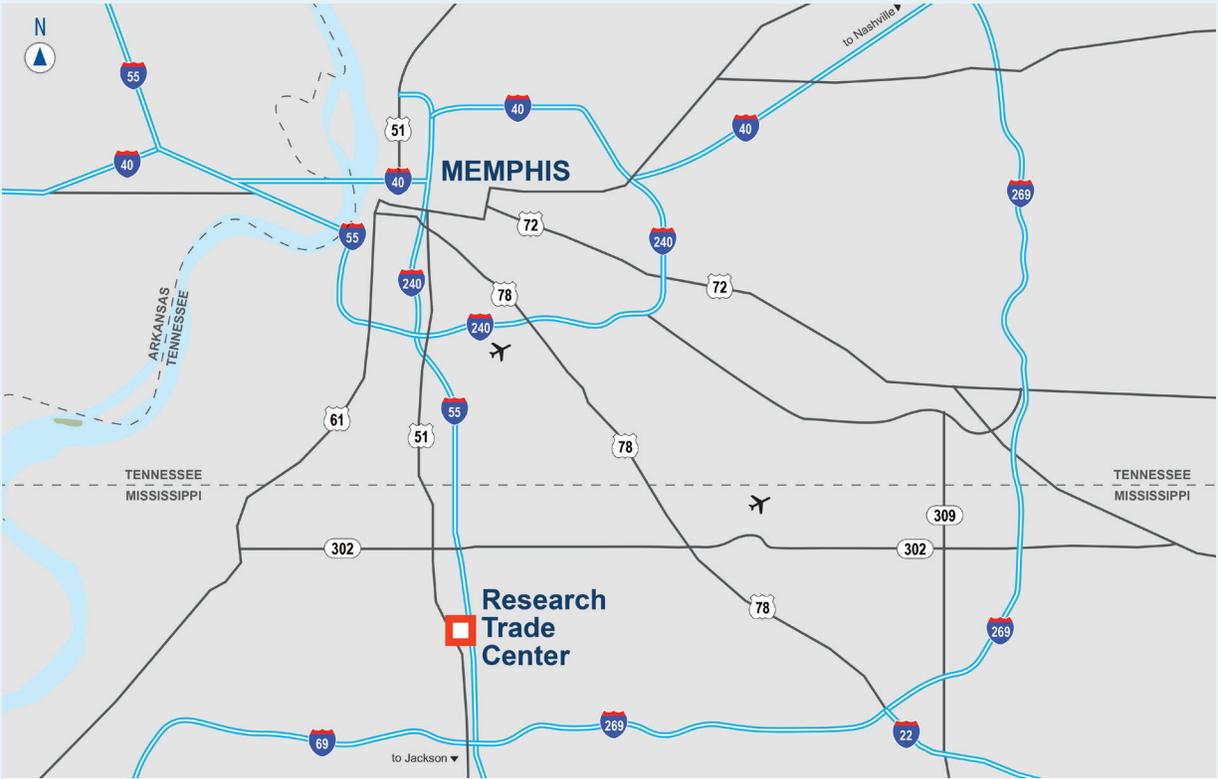
OFFICE AREA: Build-to-Suit

CLEAR HEIGHT: 40'

Class A Distribution, Warehouse and Manufacturing Space

DOCK DOORS:	84
DRIVE-IN DOORS:	4
TRUCK COURTS:	130' / 185'
AUTO PARKING:	330 spaces
TRAILER PARKING:	98 stalls
WALL CONSTRUCTION:	Concrete tilt-wall
COLUMN SPACING:	56' x 50'
LOADING BAY SIZE:	56' x 60'
CONFIGURATION:	Cross-dock
FLOOR SLAB:	Ductilcrete™ System
FIRE SPRINKLER:	ESFR





DRIVING DISTANCES

METRO AREAS

Memphis	20 miles
Little Rock.....	157 miles
Huntsville	212 miles
Jackson, MS	192 miles
Nashville.....	225 miles

MAJOR ROADS

I-55	2 miles
I-22/Route 78	3.5 miles
I-69/I-269	4.5 miles
I-240	13 miles
I-22	20 miles

POINTS OF INTEREST

Memphis International Airport	12 miles
FedEx World Hub	17 miles
Union Pacific Intermodal.....	34 miles



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