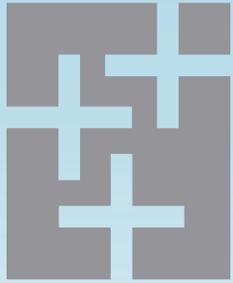


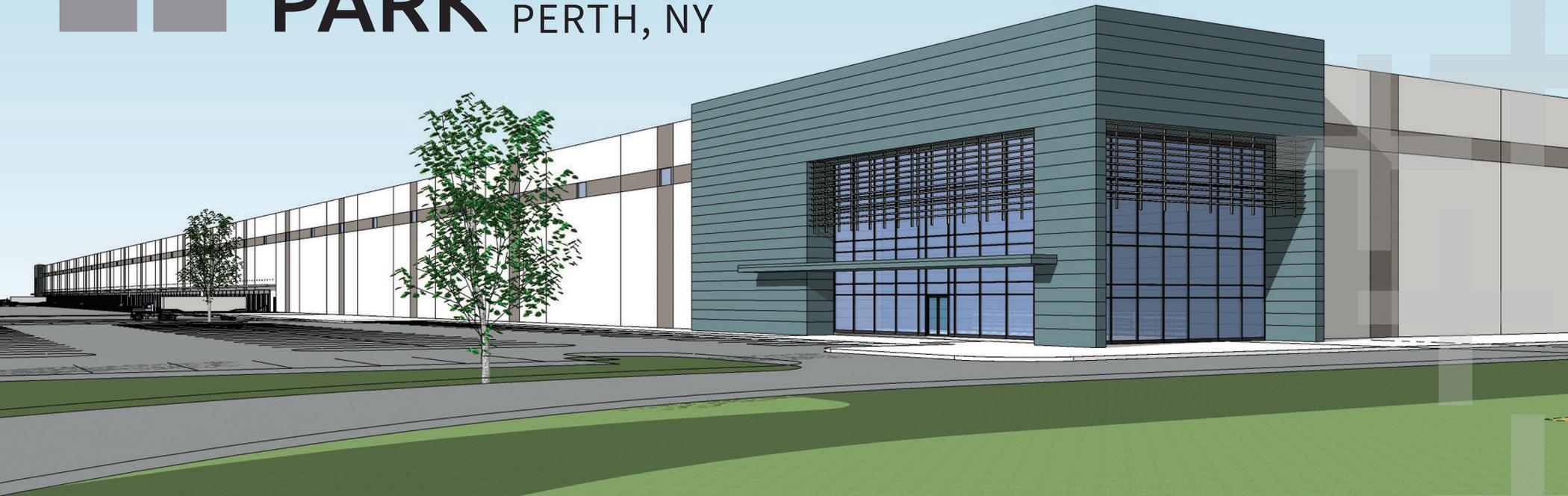


WE | WINSTANLEY
ENTERPRISES
REAL ESTATE INVESTMENT & DEVELOPMENT



TRYON TECHNOLOGY PARK

PERTH, NY

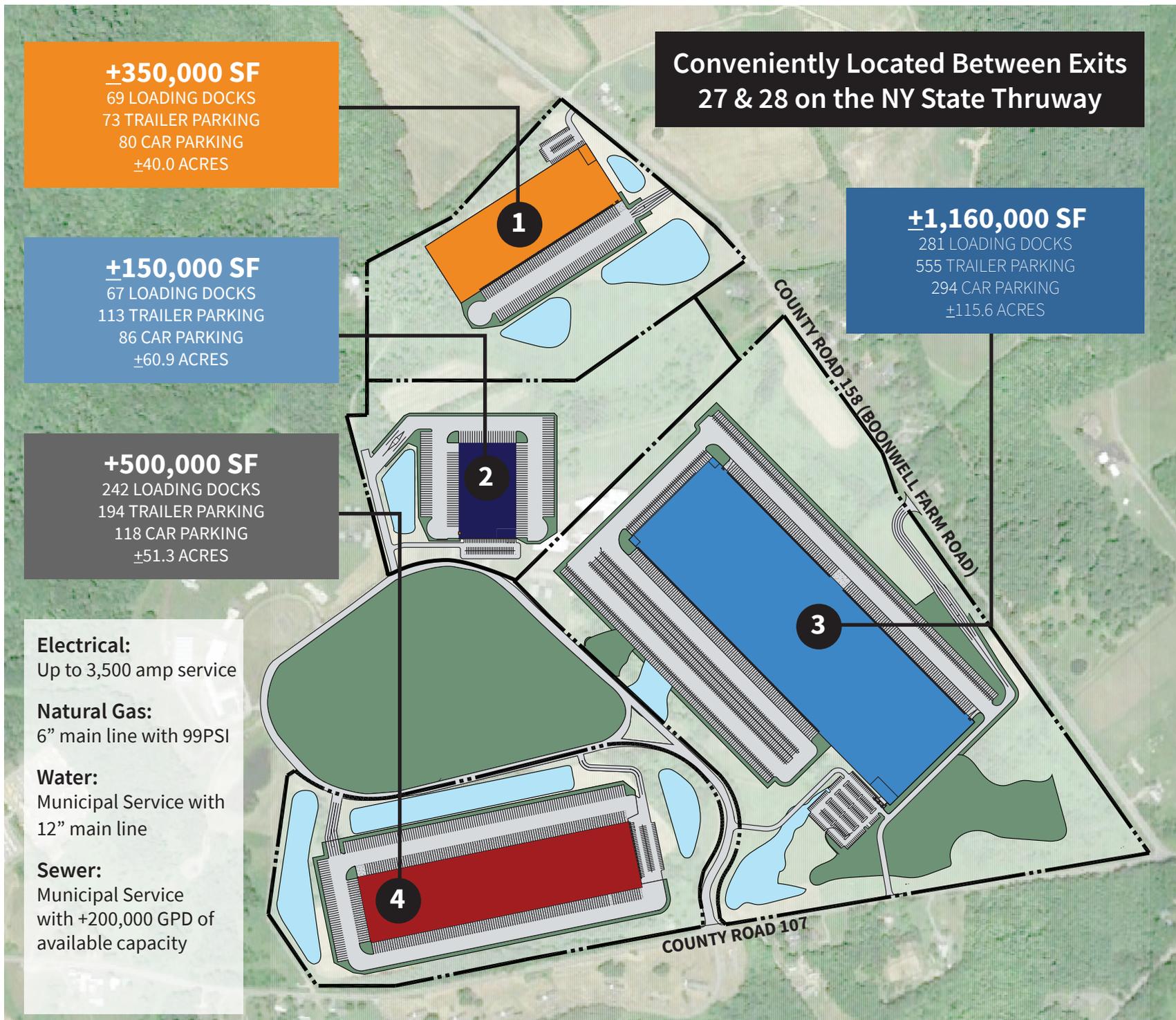


BUILD-TO-SUIT OPPORTUNITIES AVAILABLE

**MASTER-PLANNED STATE-OF-THE-ART
INDUSTRIAL PARK DEVELOPMENT**

www.tryontechnologypark.com

Proposed Site Plan



Proposed Site Plan Representative of the Park. Buildings can be tailored to tenant specifications.

+ Building 1

Size	350,000 SF
Office	To-suit
Dimensions	TBD
Ceiling Height	30' to 36' clear
Column Spacing	54' x 52' (standard)
Speed Bays	60'
Loading Doors	69 (9'x10') dock doors
Format	Single-side load
Drive-In Doors	2 (12'x14') drive-in doors
Trailer Parking	73 stalls
Car Parking	80 spaces
Sprinklers	ESFR sprinkler system
Lighting	LED lights on motion sensors
Floors	7" reinforced
Electrical	3,000 amp
Heating	Rooftop Cambridge air units
Security	Ability to fence site and trailer & car parking

+ Building 2

Size	150,000 SF
Office	To-suit
Dimensions	TBD
Ceiling Height	30' to 36' clear
Column Spacing	54' x 52' (standard)
Speed Bays	60'
Loading Doors	67 (9'x10') dock doors
Format	Cross-dock format
Drive-In Doors	4 (12'x14') drive-in doors
Trailer Parking	113 stalls
Car Parking	86 spaces
Sprinklers	ESFR sprinkler system
Lighting	LED lights on motion sensors
Floors	7" reinforced
Electrical	2,500 amp
Heating	Rooftop Cambridge air units
Security	Ability to fence site and trailer & car parking

+ Building 3

Size	1,160,000 SF
Office	To-suit
Dimensions	TBD
Ceiling Height	36' clear
Column Spacing	54' x 52' (standard)
Speed Bays	60'
Loading Doors	281 (9'x10') dock doors
Format	Cross-dock format
Drive-In Doors	4 (12'x14') drive-in doors
Trailer Parking	555 stalls
Car Parking	294 spaces
Sprinklers	ESFR sprinkler system
Lighting	LED lights on motion sensors
Floors	7" reinforced
Electrical	5,000 amp
Heating	Rooftop Cambridge air units
Security	Ability to fence site and trailer & car parking

+ Building 4

Size	500,000 SF
Office	To-suit
Dimensions	TBD
Ceiling Height	30' to 36' clear
Column Spacing	54' x 52' (standard)
Speed Bays	60'
Loading Doors	242 (9'x10') dock doors
Format	Cross-dock format
Drive-In Doors	4 (12'x14') drive-in doors
Trailer Parking	194 stalls
Car Parking	118 spaces
Sprinklers	ESFR sprinkler system
Lighting	LED lights on motion sensors
Floors	7" reinforced
Electrical	3,000 amp
Heating	Rooftop Cambridge air units
Security	Ability to fence site and trailer & car parking

Most building specifications can be customized based on tenant requirements

Building Specifications



