

FOR LEASE

Owned and Operated by



EASTPARK I

5300 Hickory Hill Rd | Memphis, TN 38141



3 OPTIONS: 151K- 805K



FOR LEASE
CLASS A
INDUSTRIAL SPACE



**LEASING INFO
& CONTACT**

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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.



PROPERTY HIGHLIGHTS

32' clear

ESFR sprinkler

Cross dock

42' x 50' column spacing

LED lights

Heavy electrical capacity

190 dock high doors (100 doors equipped with levelers, seals, truck restraints & lights)

BUILDING FEATURES

Total Building	888,262 SF
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Available Building	805,280 SF
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Available Office	+/- 17,045 SF
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Main Office	+/- 10,960 SF
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Roof-White TPO roof installed in 2017

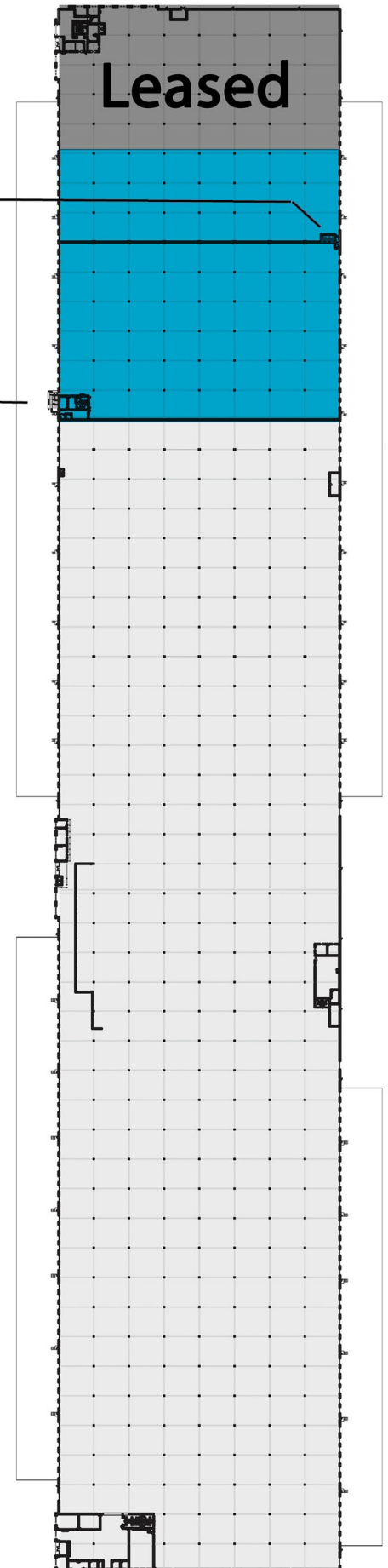
151,200 SF OPTION

HIGHLIGHTS

- 32' clear
- ESFR
- LED lights
- 1,500 sf office plus 350 sf S/R office
- 40 dock high doors (30 equipped)

+/-350 SF
S/R OFFICE

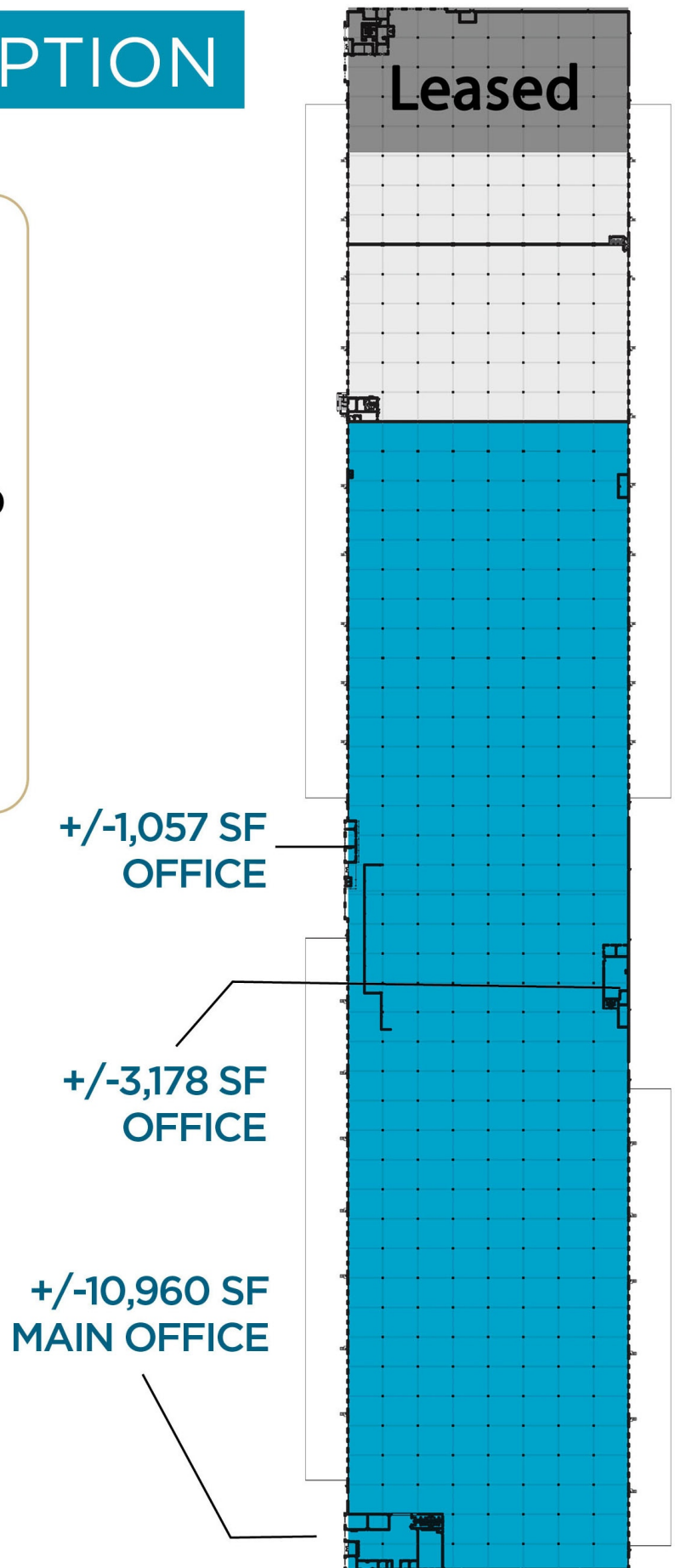
+/-1,500 SF
OFFICE



654,080 SF OPTION

HIGHLIGHTS

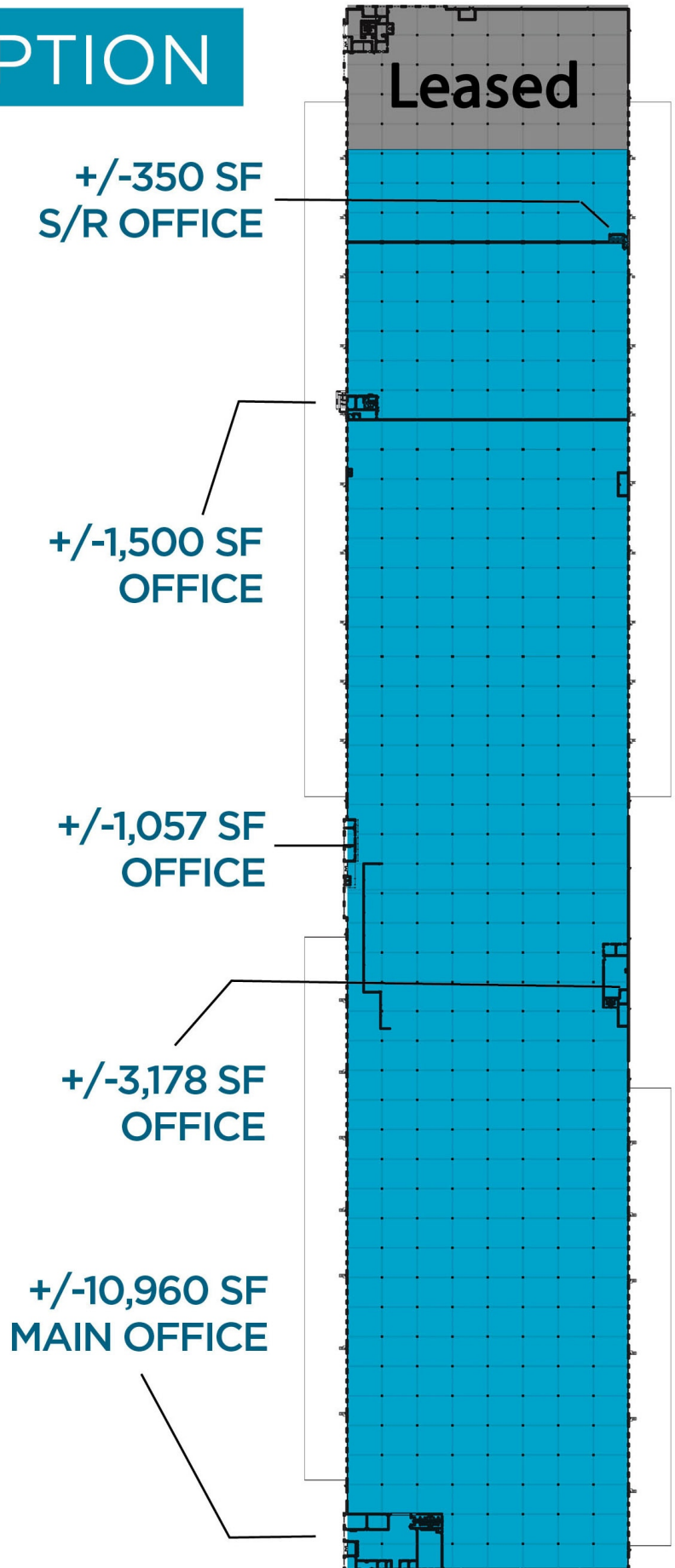
- 32' clear
- ESFR
- LED Lights
- 15,195 sf office incl.
10,960 sf main office
- 150 dock high doors (70 equipped)
- 6 Drive-in doors
- Perimeter Fencing
- Guard Shack
- 170 parking spaces



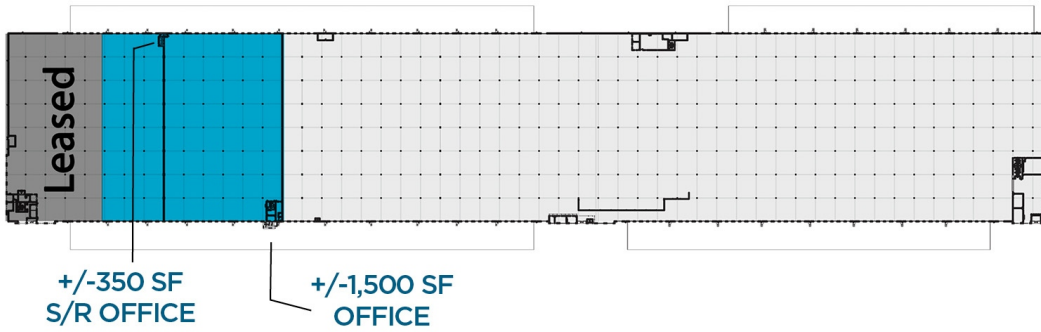
805,280 SF OPTION

HIGHLIGHTS

- 32' clear
- ESFR
- LED Lights
- 17,045 sf incl. 10,960 main office + multiple satellite offices
- 190 dock high doors (100 equipped)
- 6 Drive-in doors
- Partial Perimeter Fencing
- Guard Shack
- 200 parking spaces



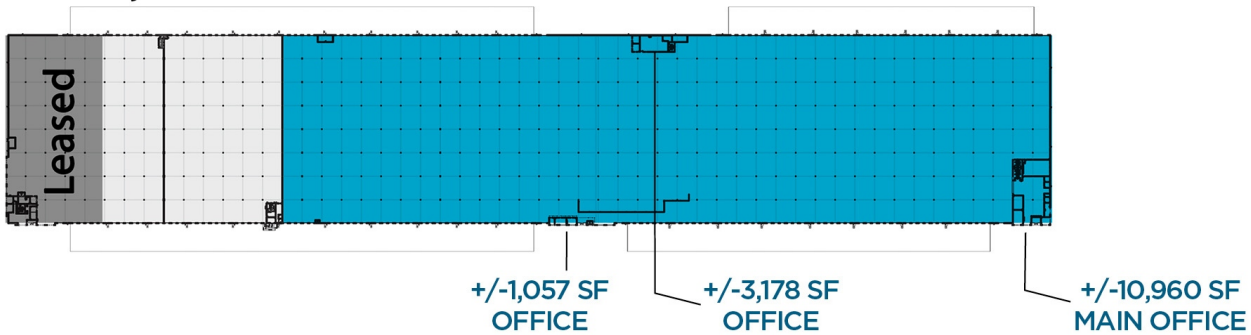
151,200 SF OPTION



151K HIGHLIGHTS

- 32' clear
- ESFR
- LED lights
- 1,500 sf office plus 350 sf S/R office
- 40 dock high doors (30 equipped)

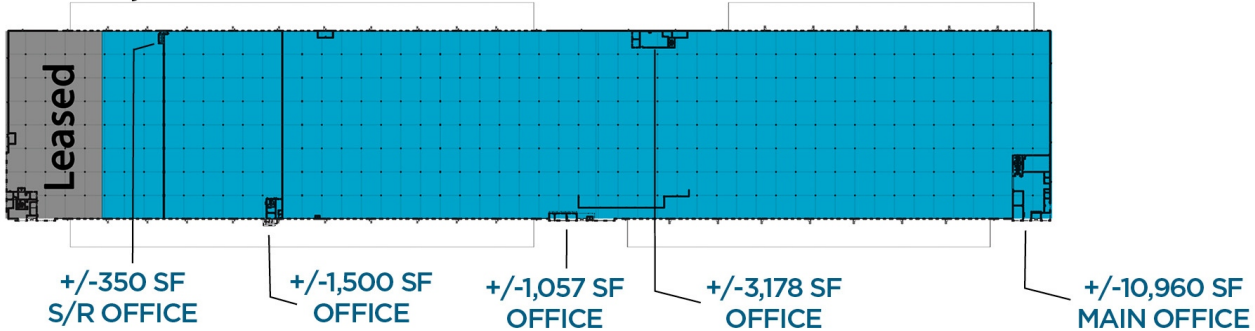
654,080 SF OPTION



654K HIGHLIGHTS

- 32' clear
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- LED Lights
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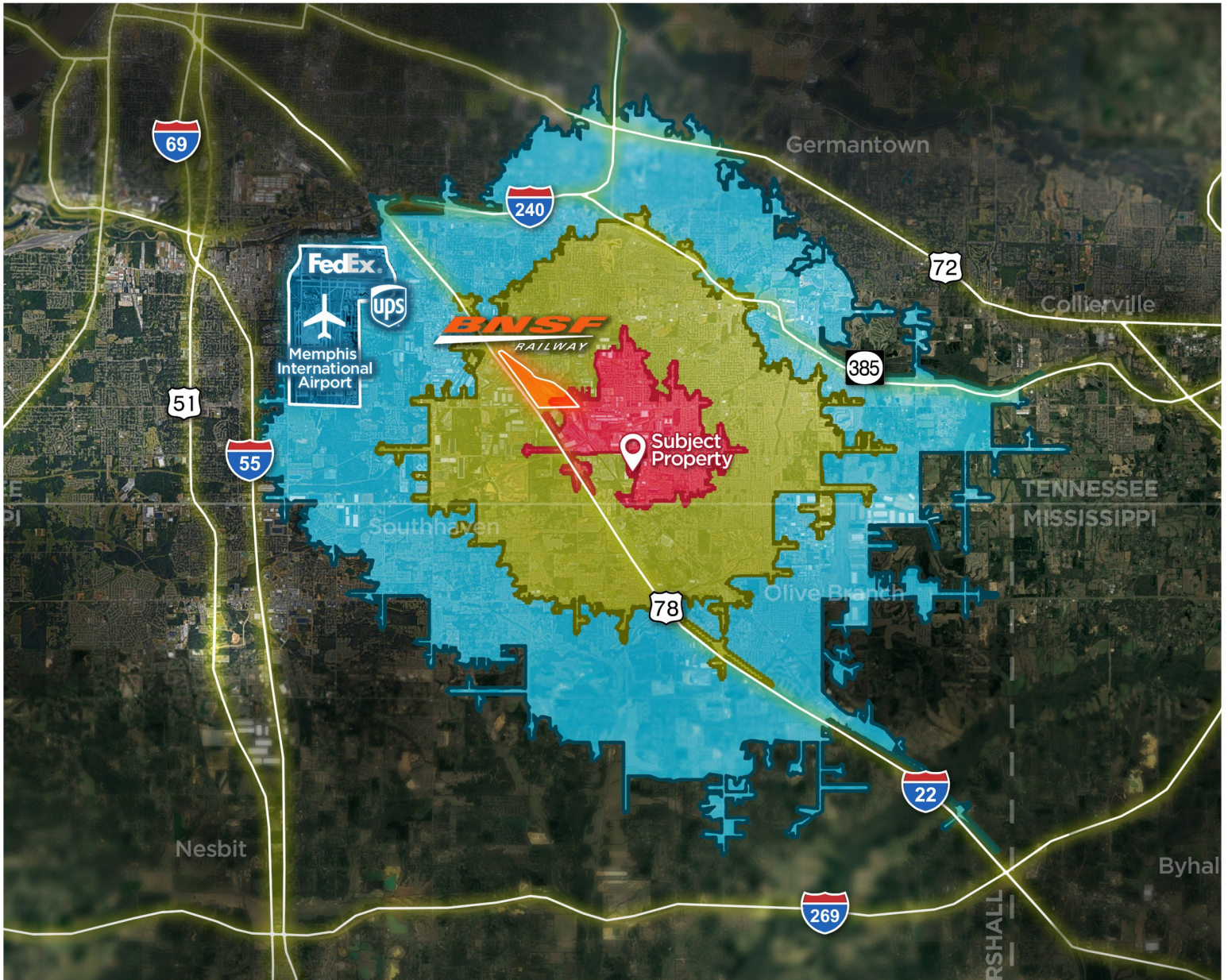
805,280 SF OPTION



805K HIGHLIGHTS

- 32' clear
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- 6 Drive-in doors
- Partial Perimeter Fencing
- 100 equipped)
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DRIVE TIME MAP



Greater than 90% of the world's GDP is within 72 hours of Memphis
 75% of the U.S. population is within a 2 day drive (22 hours)

						
20 MINS 11 MILES	12 MINS 4 MILES	17 MINS 11 MILES	16 MINS 9 MILES	31 MINS 21 MILES	16 MINS 9 MILES	46 MINS 43 MILES