

Park 480

Class A Distribution Facility
Pad Ready

For Lease / Build To Suit
Metro Louisville

Size: 504,000 SF

Acreage: 36 Acres

Features: 32' Clear Height
50' x 60' Column Spacing
Cross Dock
Available July 2012



334 Cedar Grove Road

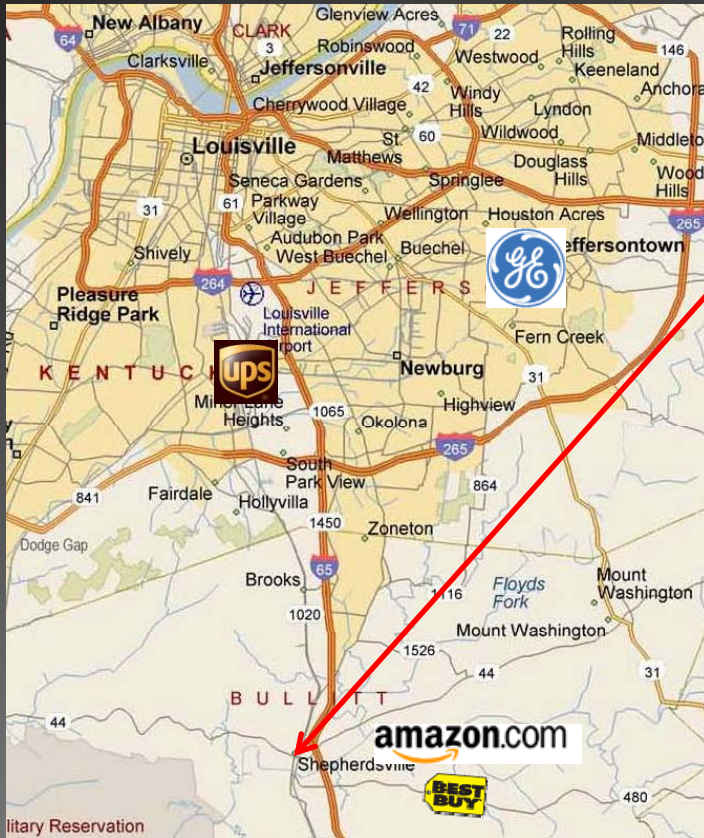


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THE SCHROERING COMPANY

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For Lease



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- Building Dimensions: 500' x 1,000'
- Office Area: Build to Suit
- Structure Exterior: Concrete Tilt Wall
- Clear Height: 32'
- Column Spacing: 50' x 60'
- Walls: 9 ¼" Tilt Concrete Well-Insulated
- Roof Type: TPO
- Floors: 6" Reinforced Concrete
- Drive-In Doors: (4) 12' x 14'
- Loading: Cross Dock
- Dock Doors: Up to 140
- Electric: 3000 Amp, 480/277 Volt, 3-Phase, 4-Wire, 60 Cycles, Salt River Electric
- Natural Gas: Louisville Gas & Electric
- Water: Louisville Water Company
- Sewer: City of Shepherdsville
- Warehouse Lighting: T-5 Fluorescent
- Parking: 300 Vehicle Parking Spaces (additional spaces can be provided in dock area)
- Trailer Storage: 40 Trailer Spaces (additional spaces can be provided in dock area)
- Truck Court Area: 180' with 60' Concrete Apron
- Fire Protection System: ESFR
- Roof: Thermal Plastic Olefin (TPO) with R-12.5 Insulation
- HVAC System: Rack Units 60° at 0°
- Zoning: I-L

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