

267 Industrial Park - Building 3
5301 State Road 267
Whitestown, IN



±171,382 SF AVAILABLE



SPACE FOR LEASE

±171,382 SF Remaining For Lease

Class A Modern Warehouse / Distribution Facility

HIGHLIGHTS:

- 18 dock-high doors plus 2 drive-in ramps
- 36' clear height and an ESFR sprinkler system
- ±2,504 SF Spec Office
- Zoned: Light-Industrial (I-1)
- 10 Year Real Estate Tax Abatement
- Available Now

ACCESS:

- Convenient Access to the Whitestown Connector Bus Service
- Located just 25 miles from the Indianapolis International Airport and the World's 2nd Largest FedEx Air Hub.
- Immediate Access to Interstate I-65 and Vast Interstate System



LEASING BY:



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BUILDING HIGHLIGHTS

TOTAL BUILDING SIZE:
 ±392,644 SF (470' x 834')

AVAILABLE SPACE SIZE:
 ±171,382 SF (470' x 364')

ACRES:
 ±20.90

OFFICE:
 ±2,504 SF Spec Office

COLUMN SPACING:
 50' x 54'

SPEED BAY:
 60'

CLEAR HEIGHT:
 36'

FULLY-EQUIPPED DOCKS:
 40 (9' x 10')

DRIVE-IN DOORS:
 4 (12' x 14')

CAR PARKING:
 246

K.O.'S / TRAILER PARKING:
 58

DEDICATED TRAILER PARKING:
 107

SPRINKLERS:
 ESFR

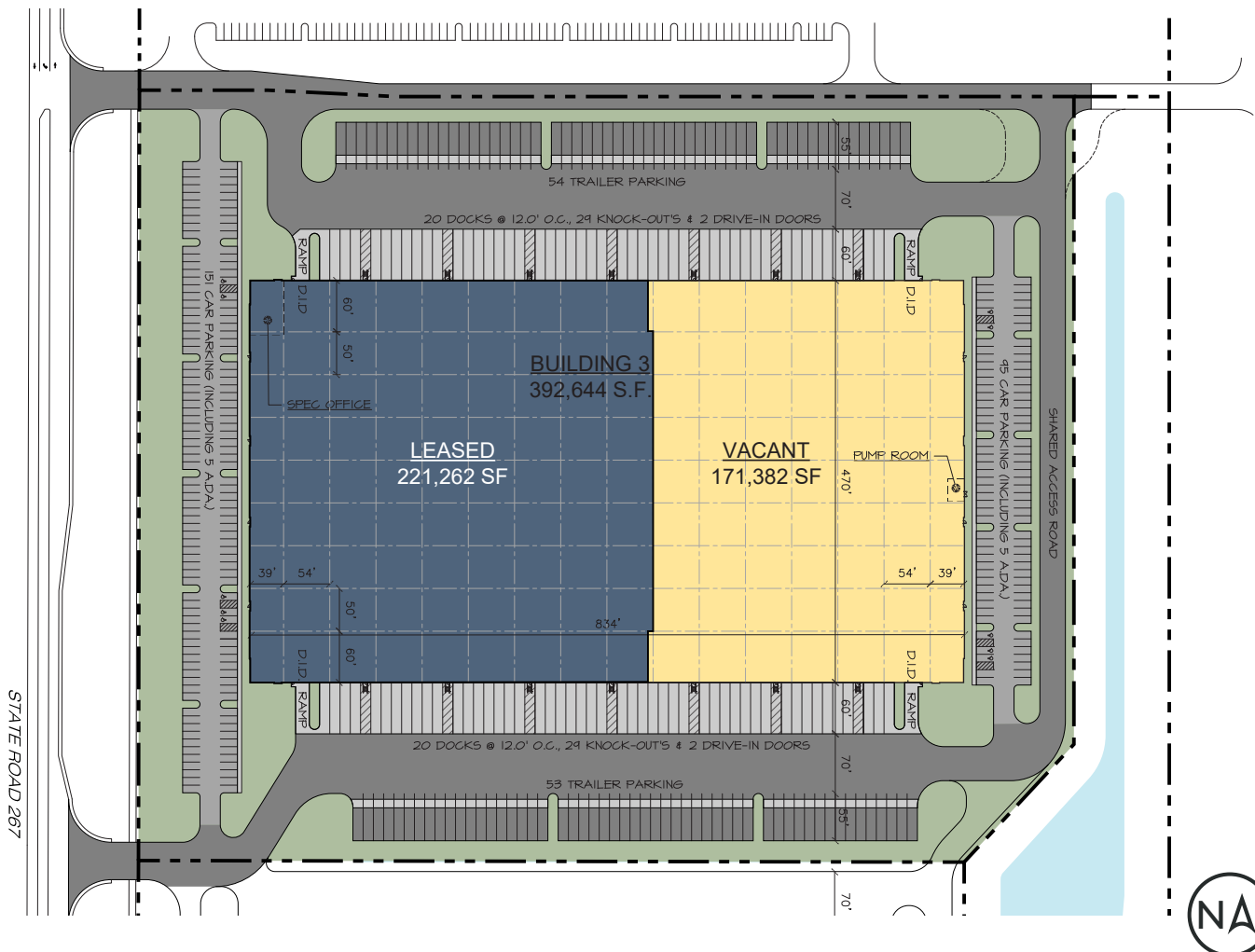
ELECTRICAL:
 (2) 1200A, 277/480 volt, 3-phase

LIGHTING:
 LED Lighting

ROOF:
 .60 mil White TPO

FLOOR:
 7" Unreinforced Slab

SITE PLAN



SPACE FOR LEASE