



CUSHMAN &  
WAKEFIELD



COMMERCIAL  
ADVISORS

# SCANNELL

LOGISTICS CENTER



**+/- 1,021,440 SF**  
**AVAILABLE Q2 2021**



**6295 HIGHWAY 51 | HORN LAKE, MS**

## STATE-OF-THE-ART LOGISTICS BUILDING

[scannell55.com](http://scannell55.com)



**SCANNELL**  
PROPERTIES

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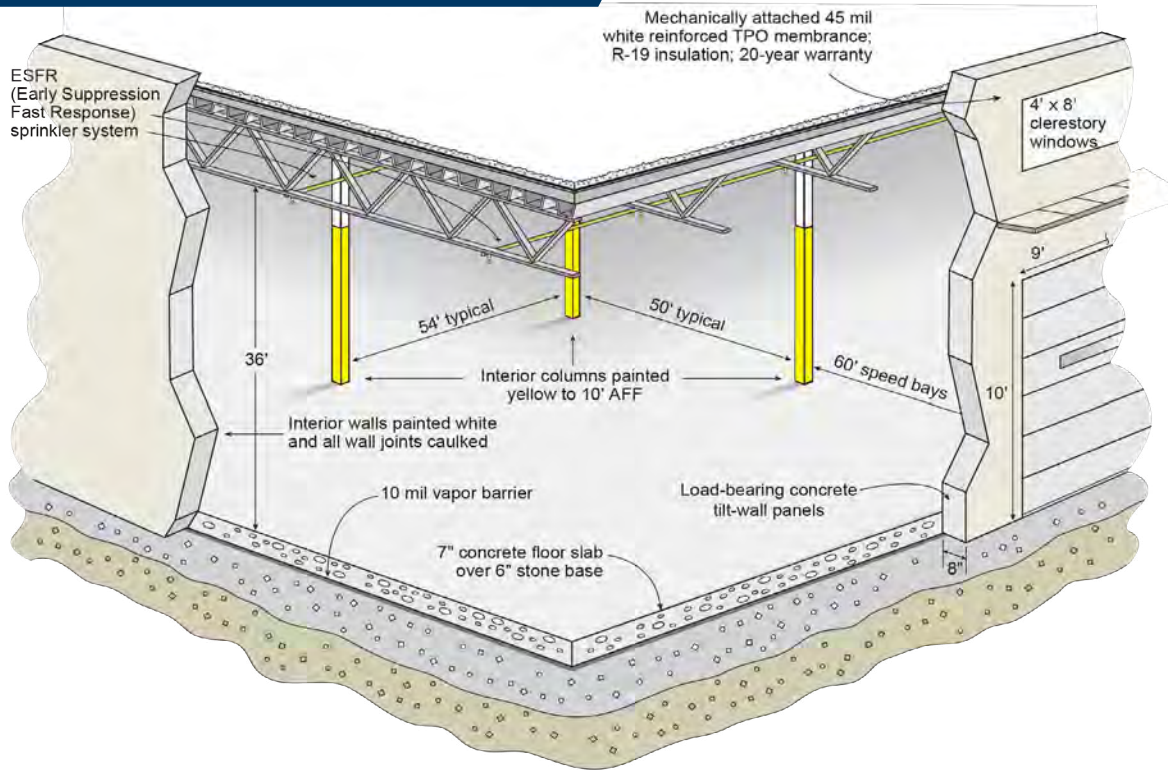
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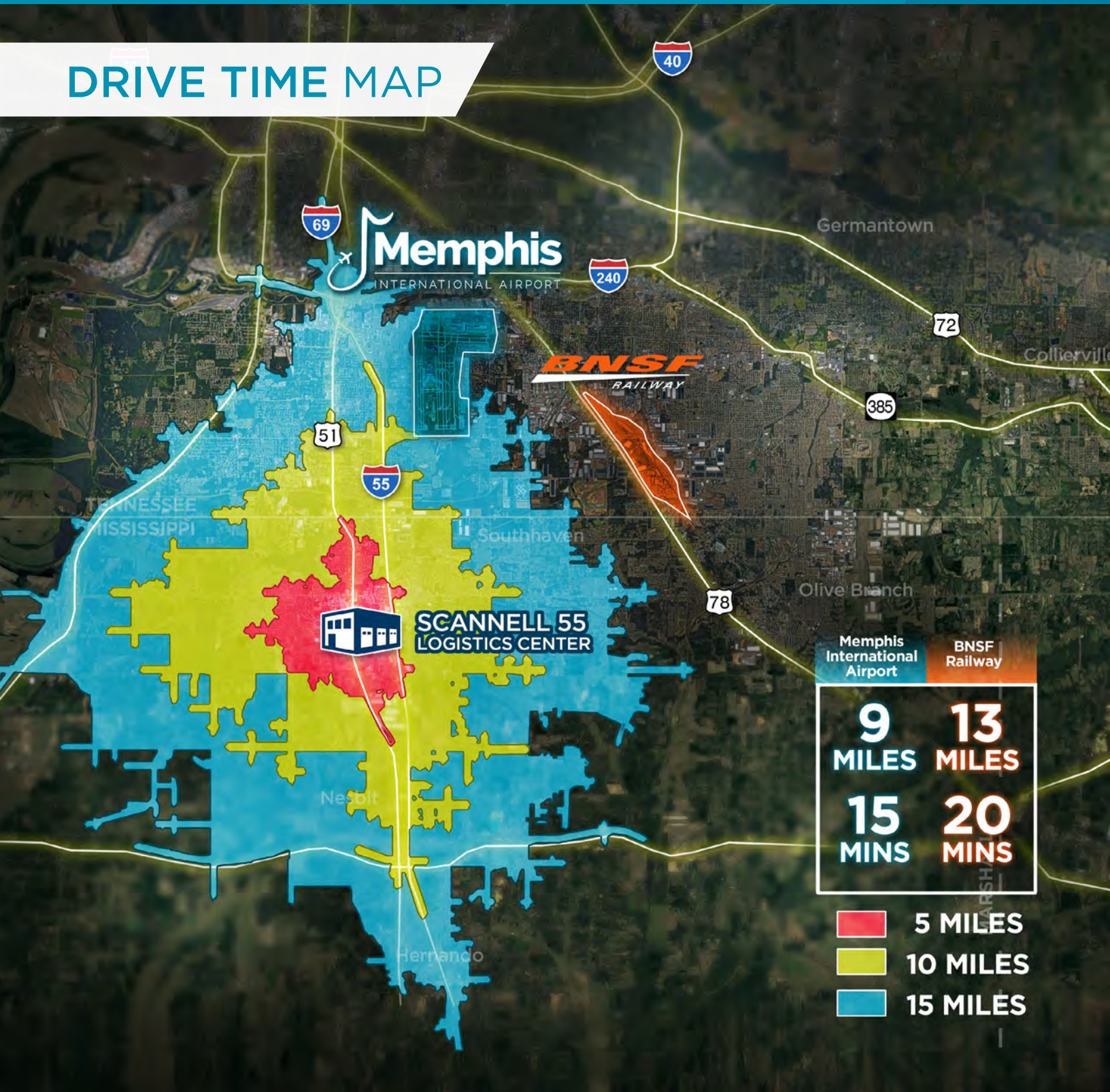
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## BUILDING SPECIFICATIONS



- Square footage 1,021,440 SF (divisible) available (dimensions: 570' x 1792')
- Site area 86.42 Acres
- Configuration Cross Dock
- Slab thickness 7" unreinforced, 4,000 psi
- Column spacing 54' wide x 50' deep (typical) with 60' loading bays
- Clear height 36' clear minimum
- Dock high doors Up to 200 insulated dock high doors (9' x 10')
- Drive-in doors 4 (12' x 14') ramped drive-in doors
- Truck court depth 185' truck courts
- Trailer parking Up to 417 trailer parks
- Auto parking Up to 713 auto parks
- Electrical 3-phase, 480 amp / 277 volt
- Sprinkler K-17 ESFR sprinkler heads
- Lighting LED Lighting
- Roof R-19 insulation; 20-year warranty

**DRIVE TIME MAP**





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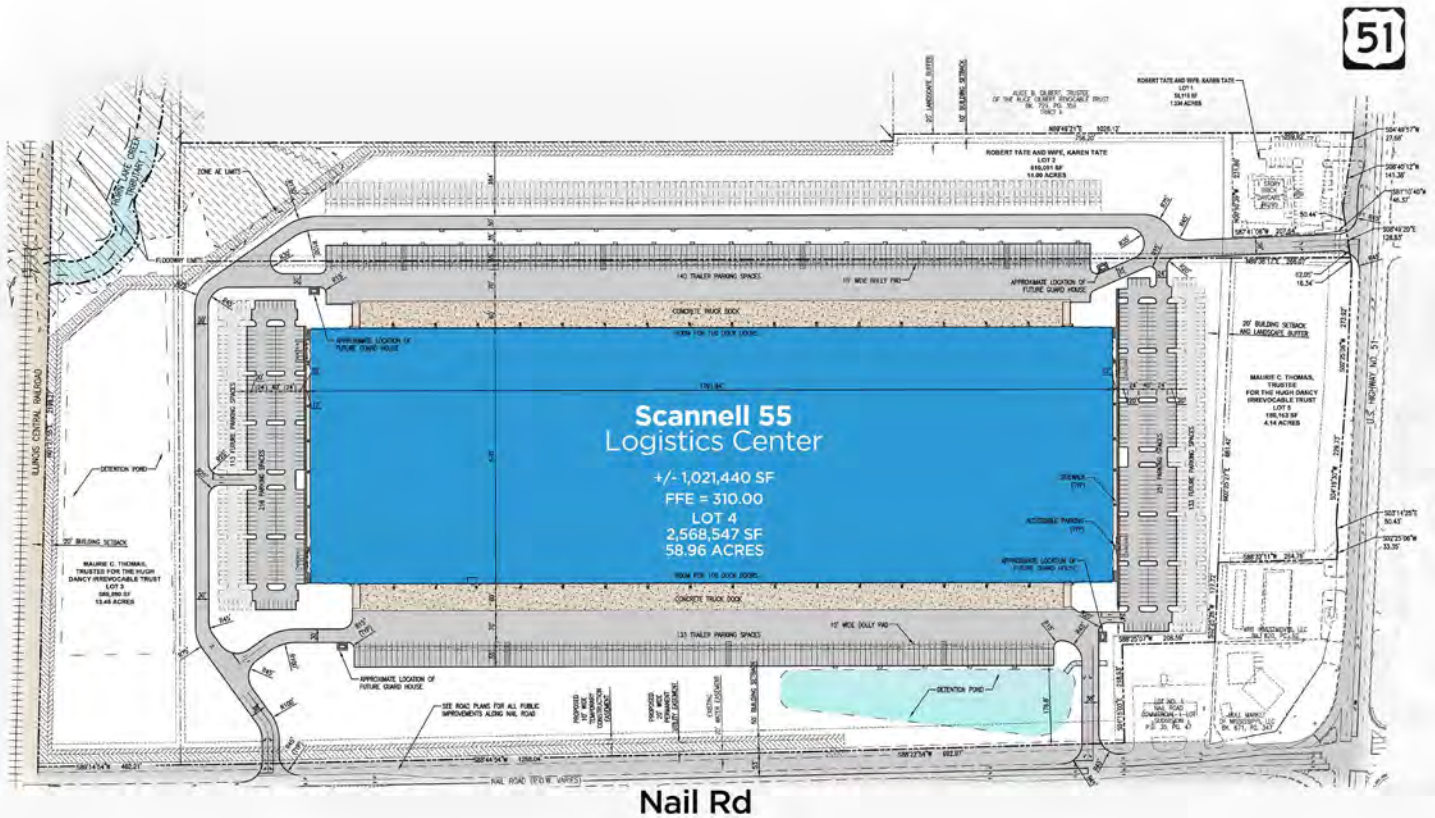
COMMERCIAL ADVISORS

FOR LEASE - CLASS A BUILDING

# Scannell 55 Logistics Center

6295 HIGHWAY 51, HORN LAKE, MS

## SITE PLAN



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