

FOR LEASE

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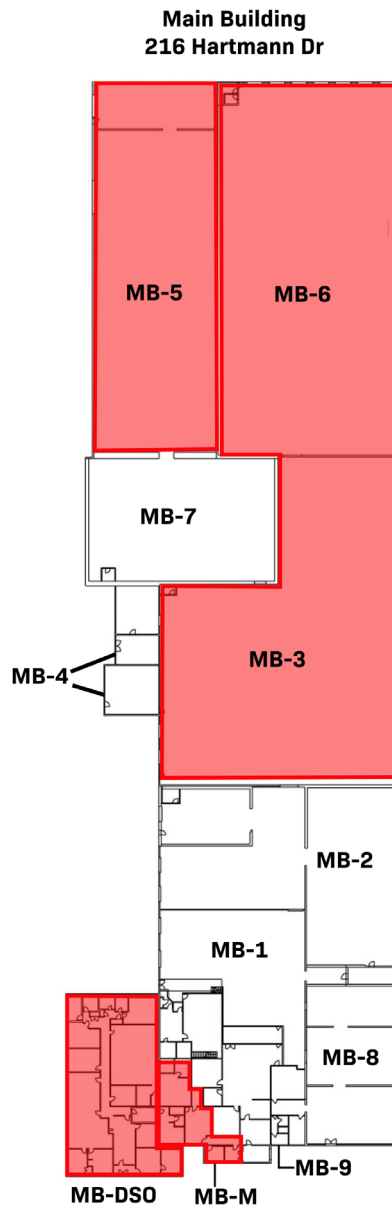
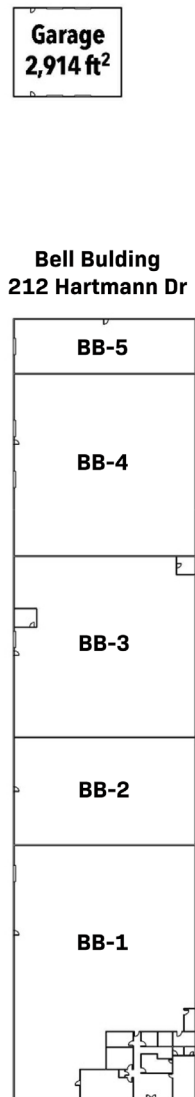
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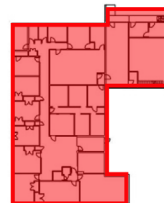
216 Hartmann Dr

AVAILABILITY



Space	SF Available	SF Warehouse	SF Office	Ceiling Height	Dock High	Drive-in	Notes
BB-1		12,000	2,000	10'7 CH	Possible	Possible Ramp	Heated, fans
BB-2		5,921	-	10'7 CH	Possible	Possible Ramp	Heated, fans, can be continuous with BB-3 & BB-4
BB-3		9,935	-	10'7 CH	2	Possible Ramp	Heated, fans, can be continuous with BB-2 & BB-4
BB-4		10,003	-	10'7 CH	Possibly 2	Possibly 2	Heated, fans can be continuous with BB-2 & BB-3
BB-5		3,031	-	9'7-10'7 CH	1		
MB-1		5,275	1,000	12'4 CH	2	0	
MB-2		10,556	-	12'4 CH	3	1	
MB-3	19,439	19,439	-	12'4 CH	2	1	
MB-4		-	1,248	-	-	-	
MB-5	14,000	14,000	-	16'-27' CH	3	1	Possibly 5 Docks, sprinkled, 1 bath
MB-6	20,741	20,741	-	-	-	-	
MB-7			308				
MB-8		5,217	-	12'4 CH		Possible Drive-In	
MB-9		-	2,131	-	0	0	
MB-M	1,449	-	1,449	-	0	0	
MB-DSO	4,980	-	4,980	-	0	0	
Upstairs Office	4,980	-	4,980	-	0	0	Warehouse space can be accessed from office space

Main Building
upstairs offices



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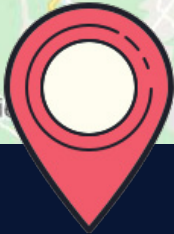
Main Building (MB)

Featuring up to 51,180 SF of Warehouse + 14,788 SF of Office in Lebanon, TN. Room for outdoor storage. Access available between Office & Warehouse.

KEY FACTS

- 51,180 SF Warehouse
- 14,788+/- SF Office
- Fiber internet access
- 4 drive-in door, capability to add more as needed, 4 dock-high doors
- 3 phase 208 V, 2000 amps
- 12' - 27' ceilings





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Location Highlights

I-40: 4.4 Miles
TN State Hwy 109: 10 Miles
Nashville Intl Airport: 25 Miles
Downtown Nashville, TN: 32 Miles