



EQT | EXETER



3245 Preston Highway Building 1

Shepherdsville, KY

Building Size: 524,604 SF | 524,604 SF of Industrial Space Available

VISIT [EQTEXETER.COM](https://www.eqtexeter.com)

3245 Preston Highway Building 1

Shepherdsville, KY

Building Size: 524,604 SF | Building Availability: 524,604 SF

Building Specifications

- Industrial space available
- 524,604 SF total building size
- 524,604 SF available size
- 2,000 SF spec of office, expandable
- 54' x 50' column spacing
- Built in 2022
- Estimated delivery in Q3 2022
- 126 acre site
- 36' clear height
- 7" unreinforced concrete slab floor load
- 185' truck court depth
- 52 dock doors
- 4 drive-in doors
- 406 car parking spaces
- 113 trailer parking spaces
- LED lighting
- ESFR sprinkler system



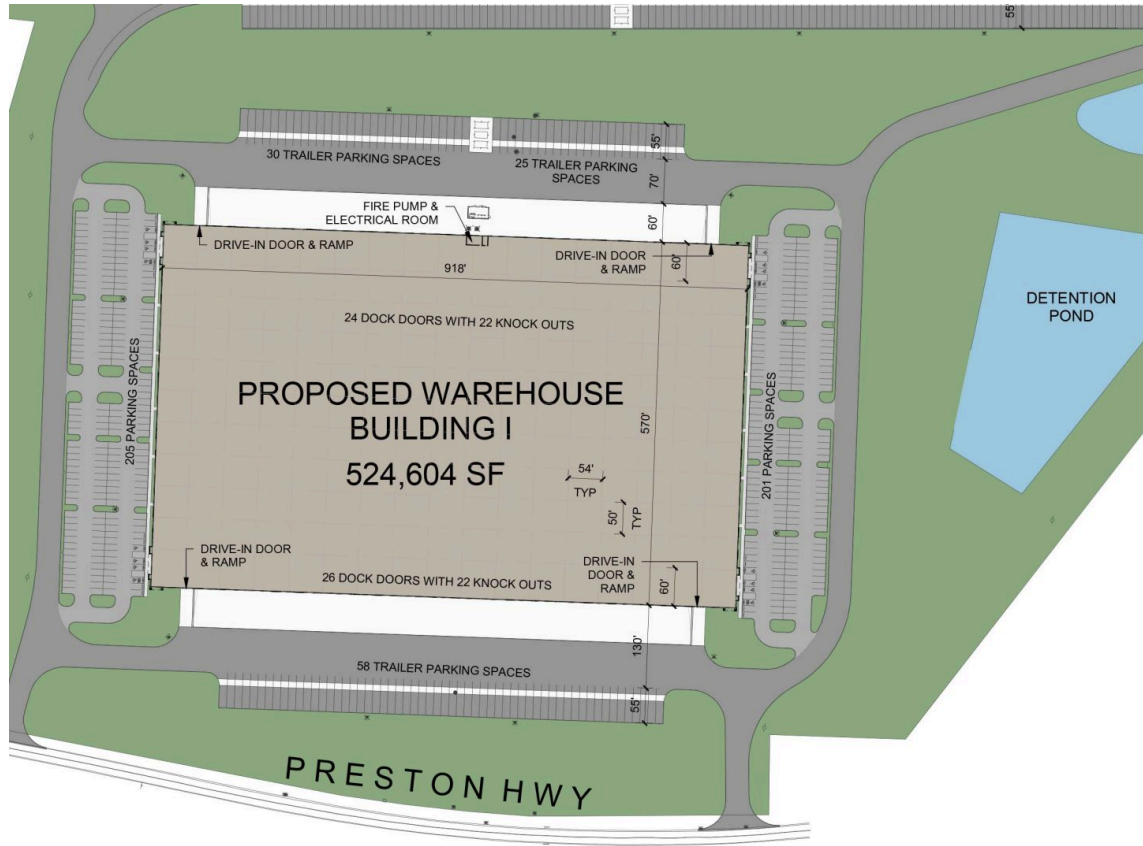
Additional Information

- Located directly adjacent to the new Interchange at I-65
- Preston Highway frontage, visible from I-65
- Corporate neighbors include: Amazon.com, Jet.com, Radial, Best Buy, Vertiv, and Saddle Creek Logistics Services

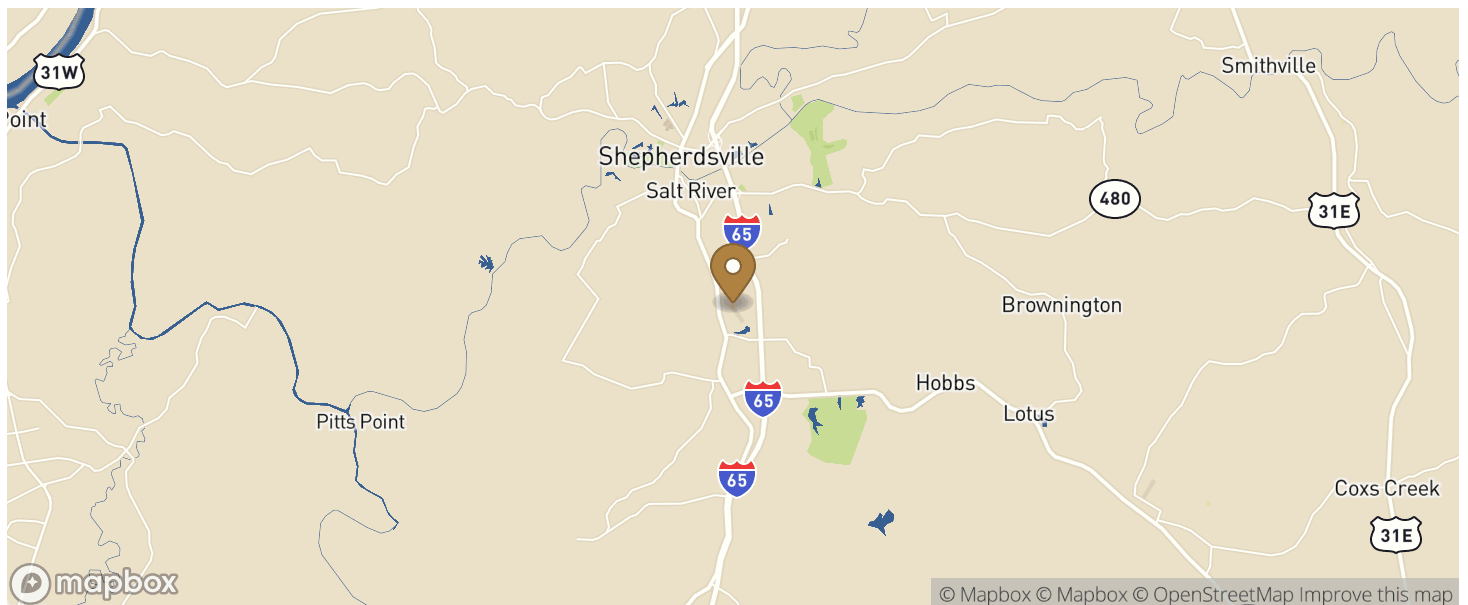
3245 Preston Highway Building 1

Shepherdsville, KY

Building Size: 524,604 SF | Building Availability: 524,604 SF



Location



3245 Preston Highway Building 1

Shepherdsville, KY

Building Size: 524,604 SF | Building Availability: 524,604 SF

Access

CITY	POPULATION	MILES	DRIVE TIME
Louisville	760,026	24	0 h 29 m
Indianapolis	863,002	137	2 h 19 m
Nashville	684,410	153	2 h 30 m
Columbus	787,033	229	3 h 41 m
Chicago	2,716,000	323	5 h 24 m
Charlotte	874,579	445	7 h 41 m

Population

ACCESS AND LABOR FORCE	10 MILES
Total Population	71,995
Total Labor Force	30,777
Unemployment Rate	4.74%
Median Household Income	65,744
Warehouse Employees	3,864
High School Education Or Higher	69.16%