



EQT | EXETER



# Cedar Tree Lane – Building D

Lebanon, Tennessee

Building Size: 507,150 SF | 507,150 SF of Industrial Space Available

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Building Size: 507,150 SF | Building Availability: 507,150 SF

## Building Specifications

- Industrial space available
- 507,150 SF total building size
- 507,150 SF available size
- Building Dimensions: 1128' x 470'
- Clear Height: 40'-0"
- Typical Bay Spacing: 54' x 50' with 51' x 50' end bays
- Speed Bay Spacing: 54' x 60'
- Car Parking: 384 spaces
- Trailer Stalls: 156 spaces
- Dock Positions: 60 equipped out of 120 available
- Drive-In Doors: (4) 12' x 14' doors
- Electrical: 3,000 Amps, 3-phase, 480/277 Volt
- Fire Protection: ESFR
- Lighting: High-bay, LED, motion sensor



## Additional Information

- **Customizable BTS or Spec Options for 530,160 SF**
- Location: Intersection of Hwy 109 and Hwy 70 | Lebanon, TN
- Site Area: 298 Acres
- Warehouse: 7 Buildings, ± 2.0 MSF
- Zoning: Industrial
- Location: Intersection of Hwy 109 and Hwy 70 | Lebanon, TN
- Labor: Less than 10 miles to Lebanon, Mt. Juliet and Gallatin
- Access: 4 miles to Interstate 40, 8 miles to Interstate 840, access to Music City Star (commuter train), intersection of major highways, 19 miles to Nashville International Airport

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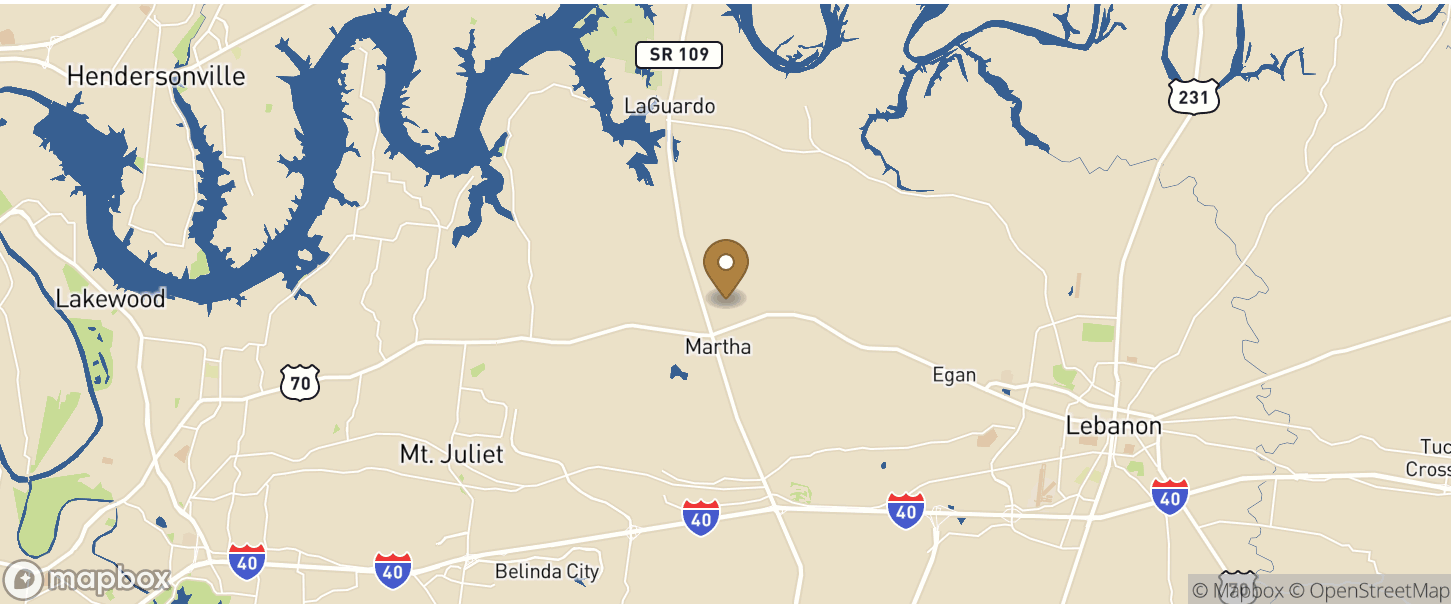


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## Location



## Population

WITHIN 10 MILES

Total Population	136,090
Total Labor Force	50,855
Unemployment Rate	3.60%
Median Household Income	80,952
Warehouse Employees	1,771
High School Education Or Higher	68.59%