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7625 Appling Center Drive Memphis, TN

107,876 SF Available

\$4.25/SF Asking Rate

A prime industrial site
renovated in 2020



Excellent location for
light manufacturing
and distribution



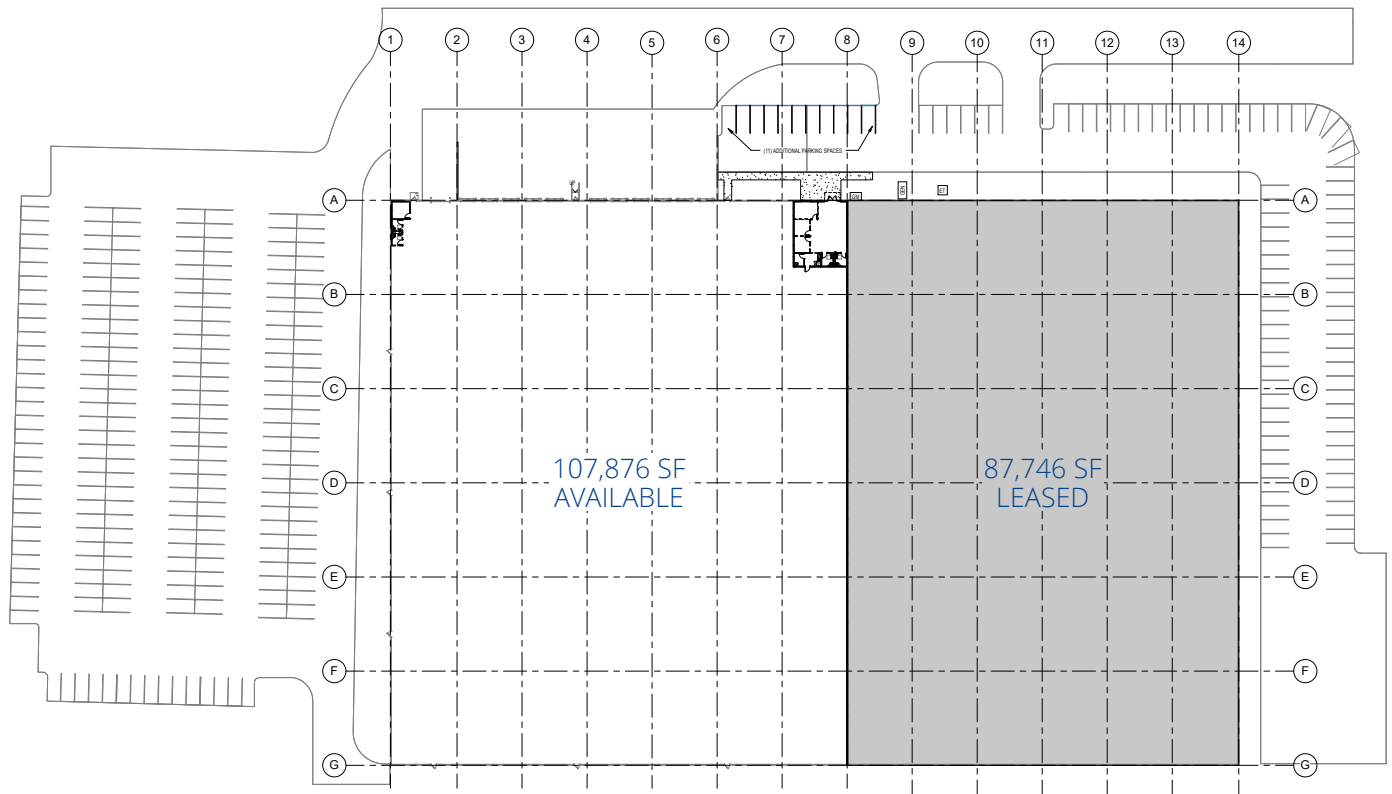
Located in the
highly sought-after
Northeast Memphis
Submarket



Quick access to
I-40/240/269

Accelerating success.

Site Plan & Specs



Available	107,876 SF
Building total	195,622 SF
Office	1,500 SF
Year built	1995 / renovated 2020
Configuration	dual load
Clear height	30'
Building depth	600'
Column spacing	60' 10" x 42'

Truck court depth	125'
Sprinkler	ESFR
Dock-high doors	11
Auto parking	20
Trailer parking	see comments below
Electrical	3-phase, 480/277 volt
Lighting	LED
Slab thickness	6" reinforced / 4,000 psi

Trailer parking	3.75 acres adjacent to the building can be improved for outside storage and trailer storage
Roof	mechanically attached 45-mil white reinforced TPO membrane / R-19 insulation / 20-year warranty

7625 Appling Center Drive

Property Photos

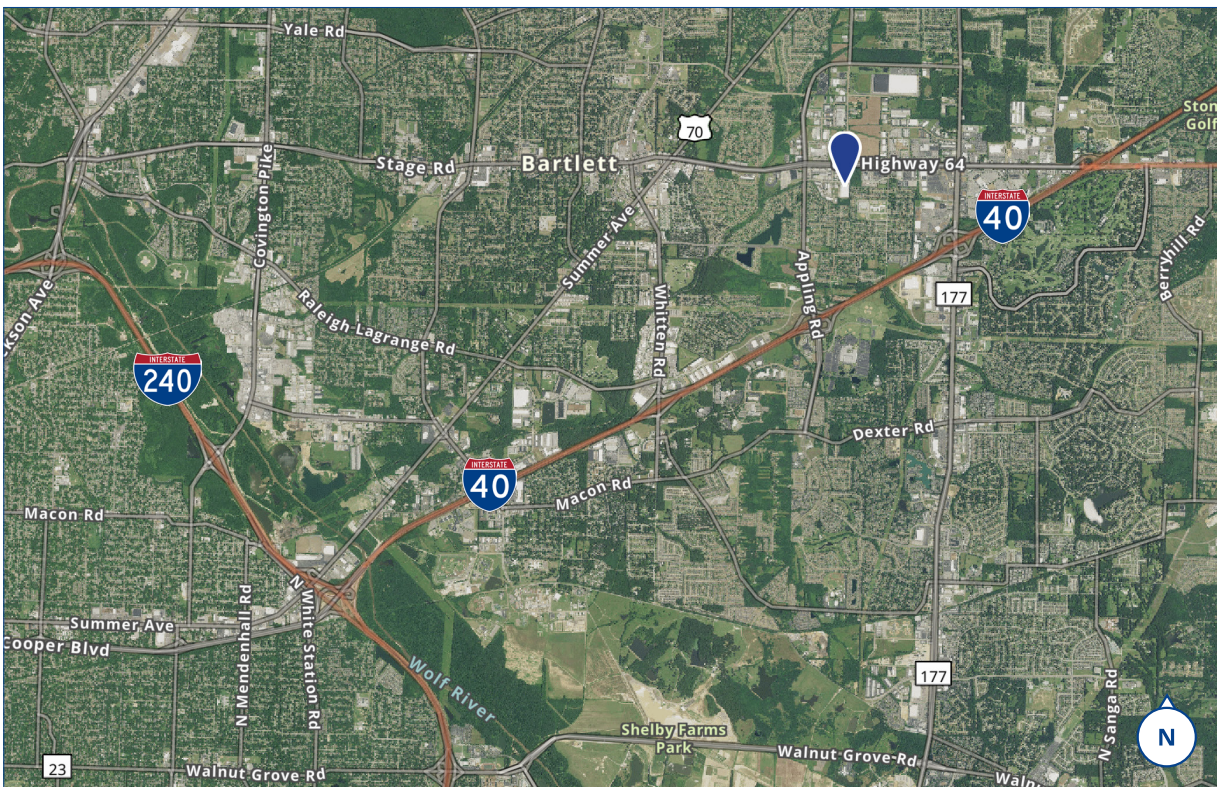
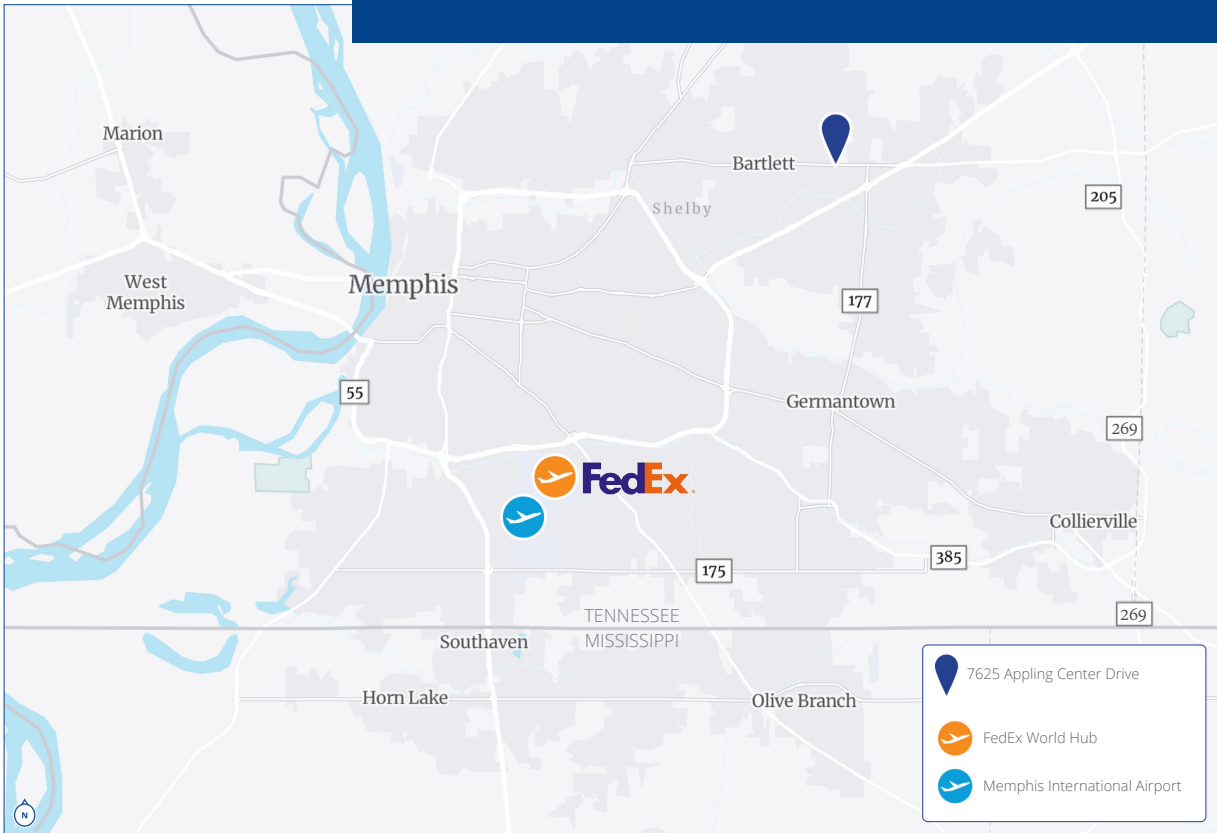
Warehouse



Dock Area



Map | Aerial Detail



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Our mission

Maximize the potential of property to accelerate the success of our clients and our people.



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