

# Shelbyville, TN

One Sharpie Way

## For Lease

Leasing Rates Starting  
at \$1.50 Gross

475,942 SF Warehouse

Up to 300,000 SF Available

Divisible to 20,120 SF

## Low-cost Warehousing Space

Full Commission to Procuring Broker

### Property Features

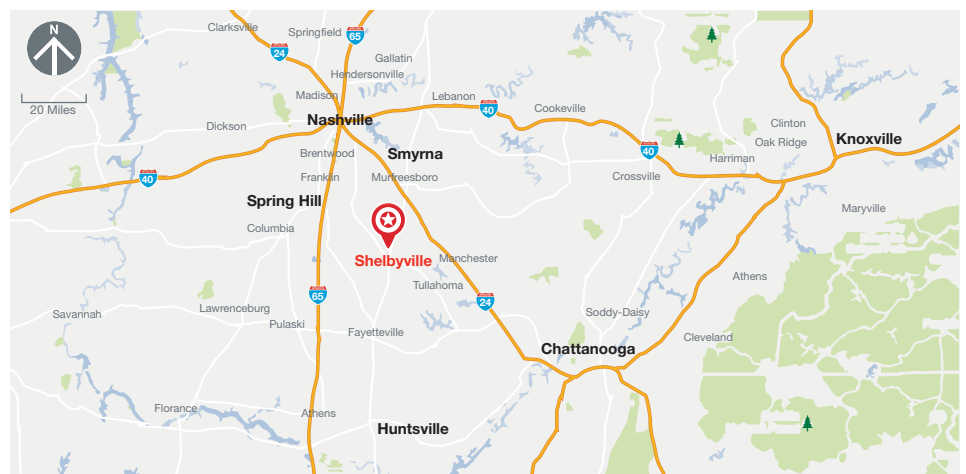
- 13'-23' Clear Height
- Wet Sprinkler System
- 44 Acres
- Metal and Membrane Roofing
- Industrial Zoned
- Ample Trailer Parking
- Multiple Ingress/Egress Points



### Proximities

- 39 miles to Spring Hill, TN (GM)
- 40 miles to Smyrna, TN (Nissan)
- 58 miles to Huntsville, AL
- 58 miles to Nashville TN
- 100 miles to Chattanooga, TN (VW)

### Location Map



# InSite

1400 16th Street  
Suite 300  
Oak Brook, IL 60523  
Office: 630-617-9100  
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Exterior



Interior



Exterior



Site Plan

**Approximate Available SF:**

- A** = 25,356
- B** = 25,356
- C** = 27,551
- D** = 36,034
- E** = 50,713
- F** = 24,445
- G** = Leased
- H** = 51,615
- I** = 20,120
- J** = Leased
- K** = Leased

