

40,000 SF

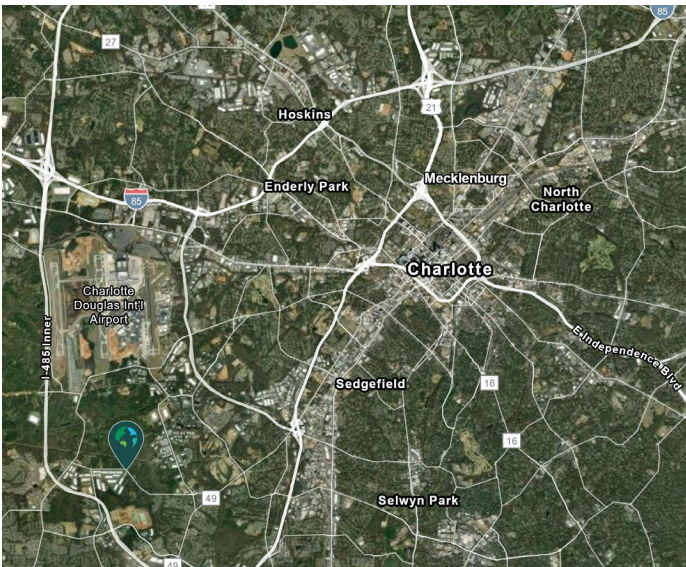
Industrial Space For Lease



Prologis Shopton Ridge Park 4835



4835 Sirona Drive, Suite 400
Charlotte, NC 28273 USA



Your single-source service for efficient move-in and operations: prologisessentials.com

LOCATION

- 4.5 miles to Charlotte Douglas International Airport
- 2 miles to I-485, 4 miles to I-77 & 7.5 miles to I-85
- 3.5 miles to Norfolk Southern Intermodal

FACILITY

- 127,759 total SF
- 40,000 available SF
- 2,494 office SF
- 30' clear height
- 5 dock doors (3 with edge of dock levelers, 2 with pit levelers)
- 2 drive-in doors
- 40' x 40' column spacing
- 201' building depth
- 600 amps, 277/480v, 3 phase power
- ESFR sprinkler system
- LED lighting

ADVANTAGES AND AMENITIES

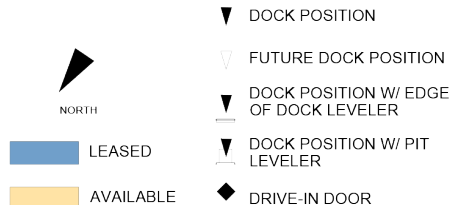
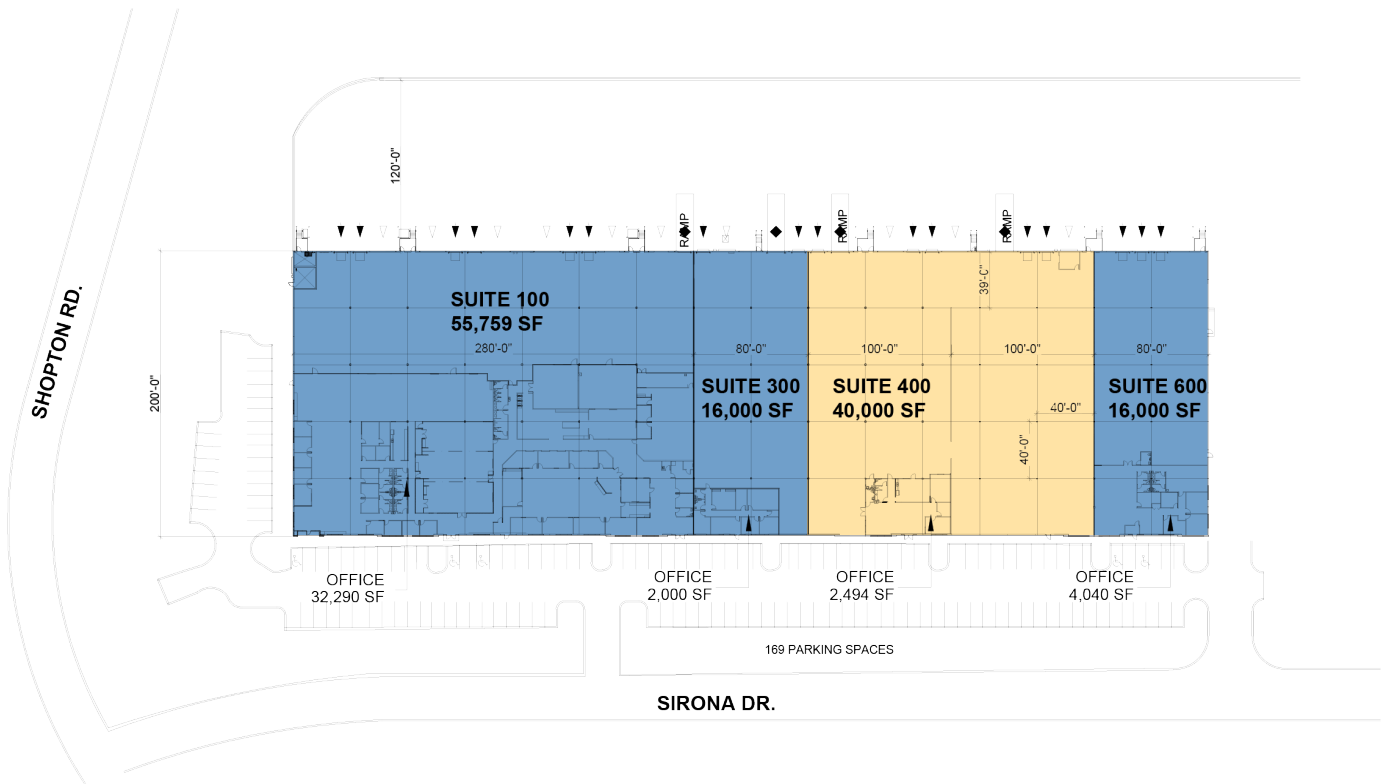
- Professionally landscaped, controlled environment
- Prologis Clear Lease - a simplified lease that fixes operating and capital expenses for the entire lease term
- Efficient and cost-effective warehouse solutions through Prologis Essentials

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