

**AVAILABLE
Q3 2021**



C5 75/71 NORTHERN KY LOGISTICS CENTER

7900 Foundation Drive, Elsmere, Kentucky 41042

CBRE

LEASING AGENT



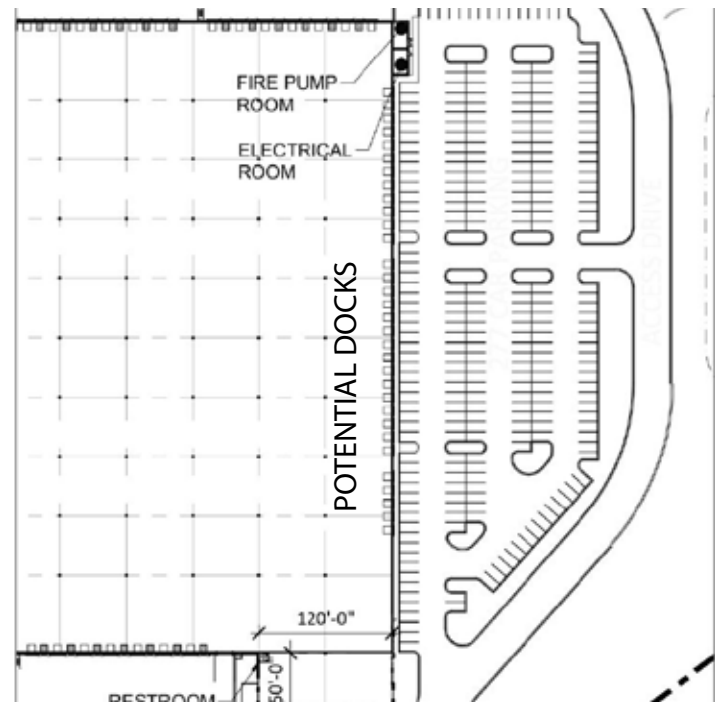
DEVELOPER

C5 75/71 NORTHERN KY LOGISTICS CENTER

C5 75/71 Northern KY Logistics Center is strategically located 2.5 miles from I-75/71 (exit 180), offering superior access to Cincinnati's CVG International Airport, DHL's Super Cargo Hub, and the future home of Amazon Air. Occupiers can easily access all Midwestern markets from this proven, centrally located e-commerce hub. A 2-day drive reaches nearly 60% of the U.S. population. C5 75/71 Northern KY Logistics Center also benefits from an immediate strong labor market, exceptional transportation infrastructure, and a 30-year PILOT tax abatement.

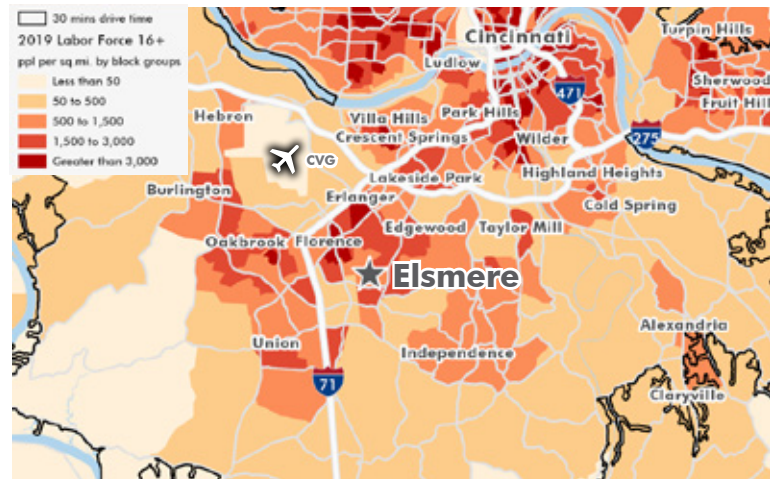
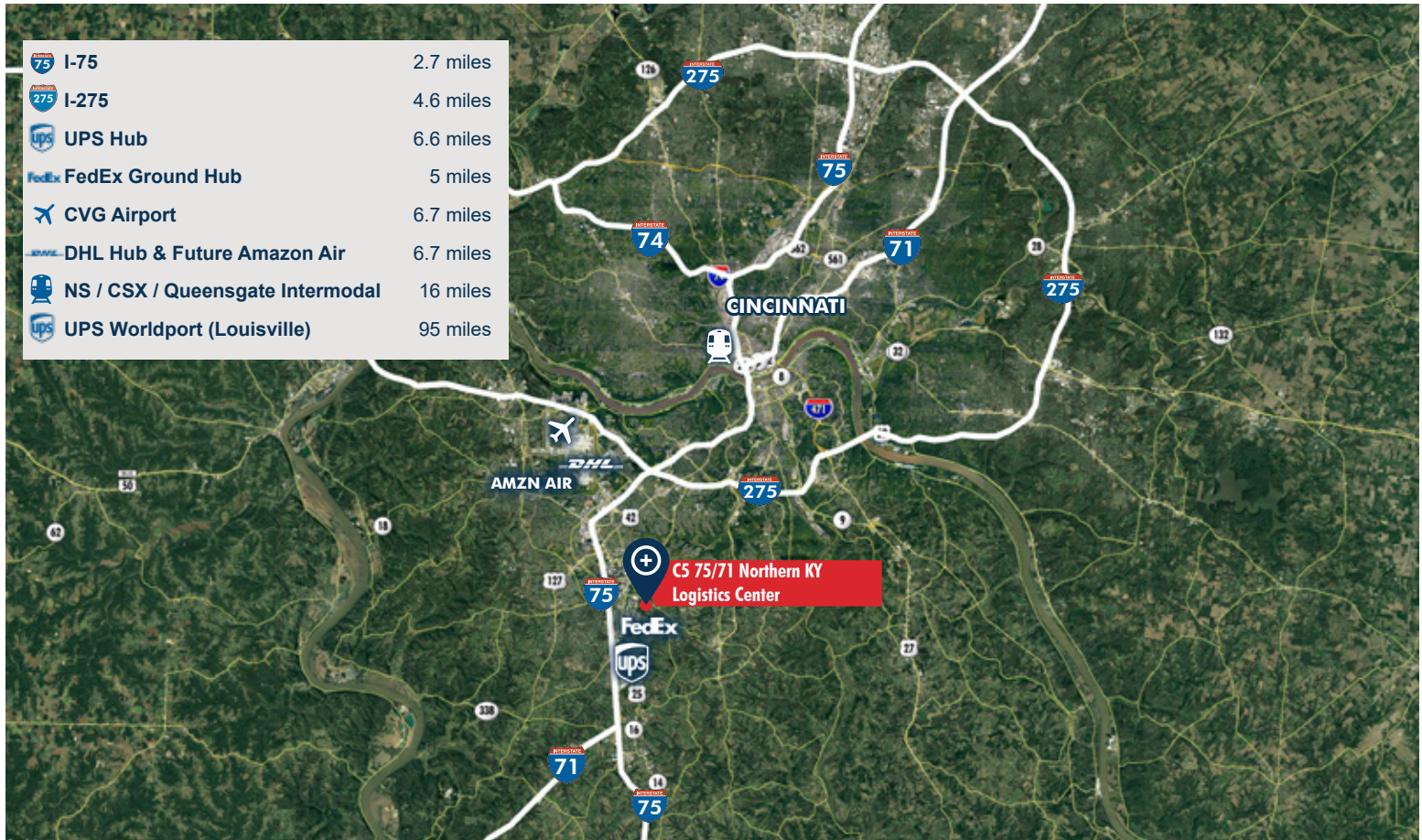


ALTERNATE PARKING PLAN



BUILDING SPECIFICATIONS

Square Footage	772,000 SF (570' x 1320'), divisible to +/- 300,000 SF
Office Area	+/- 5,000 SF Spec Office
Site Area	65 acres
Configuration	570' deep cross-dock, 3-sided loading possible
Column Spacing	60' wide x 50' deep, with 60' loading bays
Clear Height	40'
Dock Doors	76 – 9'x10' dock high doors (exp. to total of 206). Equipped with 40k lb. airbag levelers (3 sided loading optional)
Drive-In Doors	2 – 14'x16' ramped drive-in doors (2 additional possible)
Truck Court Depth	185'
Auto Parking	330 spaces
Trailer Parking	190 spaces (up to 248 spaces)
Electrical	(2) 3000-amp, 277/480 volt, 3-phase services (Duke Energy)
Sprinkler	ESFR sprinkler system
Lighting	LED with Motion Sensors - 30FC at 36" A.F.F. with automation
Sustainability	White TPO roof, clerestory windows
Rail Access	Possible (Norfolk Southern)
Tax Abatement	City of Elsmere - 30-year PILOT



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