

I-40 COLD STORAGE

For Lease

1564 SE Tater Peeler Road

Lebanon, TN

± 205,845 SF Available



Property specifications

Building size ± 205,845 sf

Available s.f. 87,000 – 205,845 sf

Parcel size 15.4 acres

Office s.f. Two 4,200 sf spec offices

Building dimensions 360' x 585'

Trailer Parking 29 stalls

Clear height ±50'

Dock doors 20

Parking 83 spots

Warehouse lighting LED

Drive ins 2

Sprinkler Quell sprinkler system

Zoning IWD

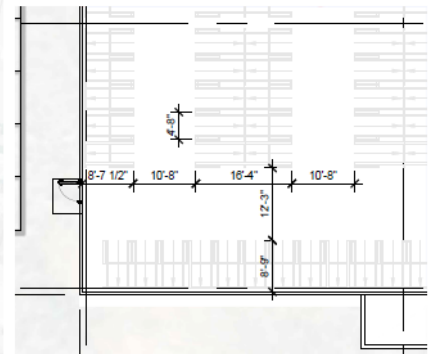
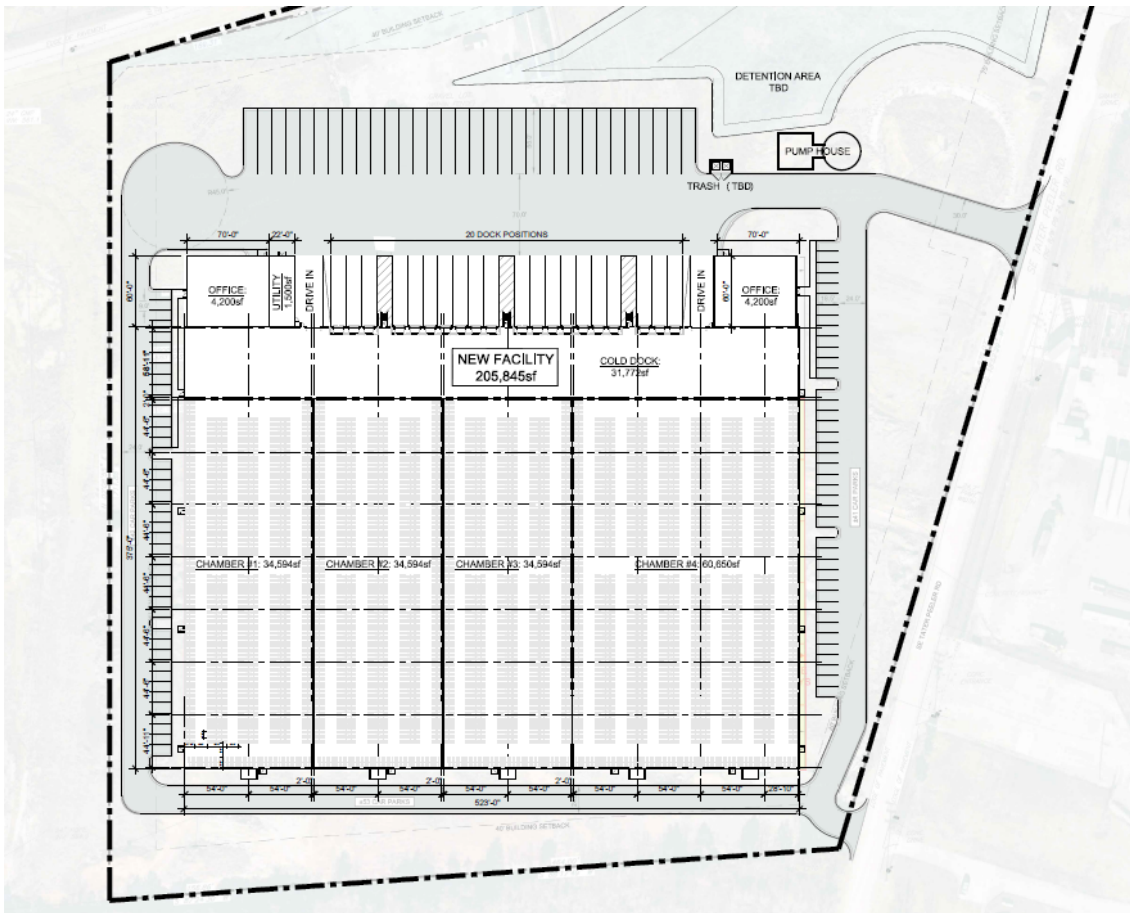
Delivery Fully Cooled October 2023

[Link to Video Tour](#)



Site plan

I-40 Cold Storage facility will be the first of its kind in Middle Tennessee. With the ability to offer $\pm 87,000$ - $\pm 205,845$ SF, this project creates a Class-A cold storage option with access to anywhere in the Nashville MSA quickly via I-40, I-840 and Highway 109.



Typ. Rack Spacing



205,845
Square feet



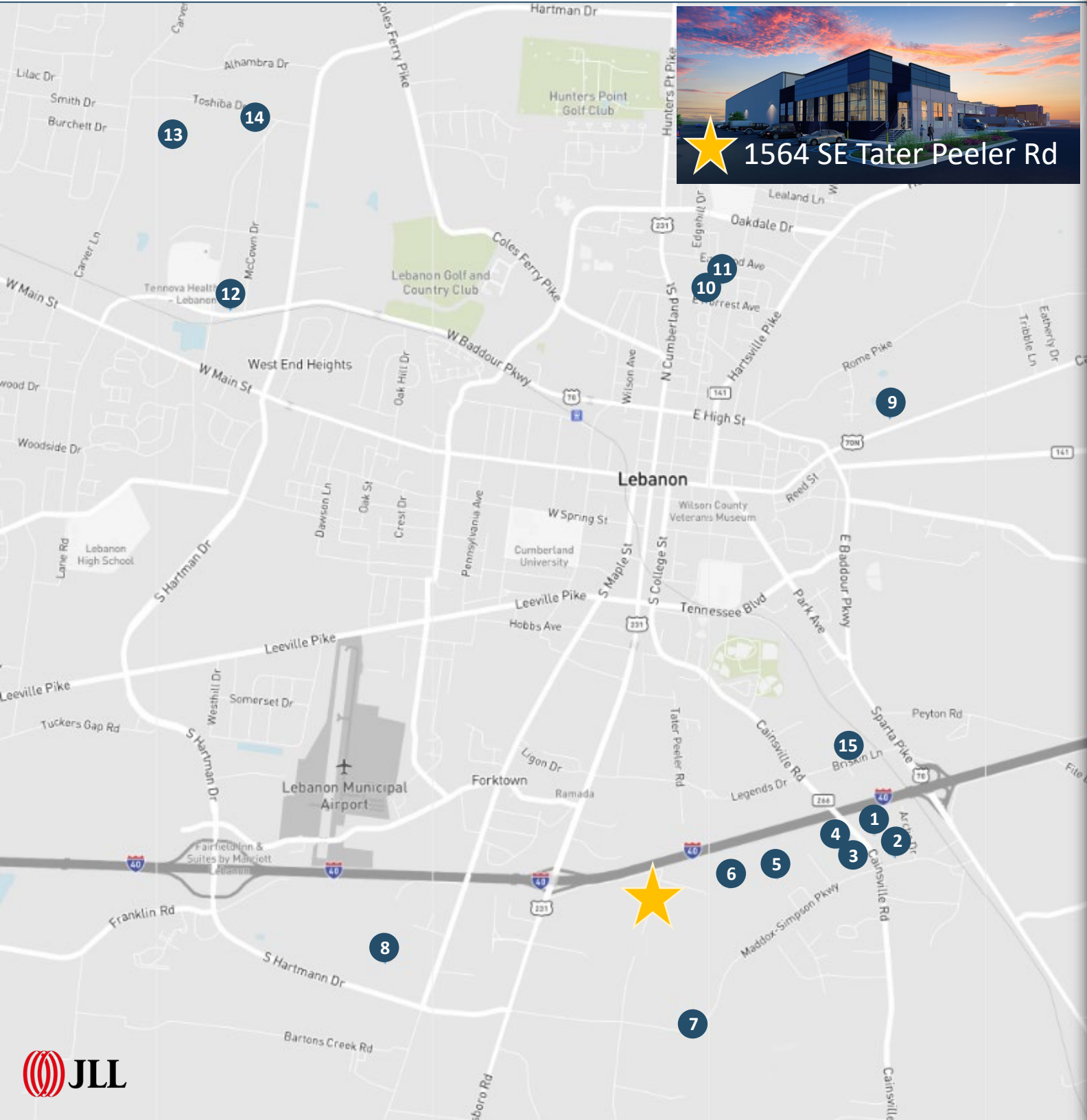
15.4
Acres



20
Truck doors



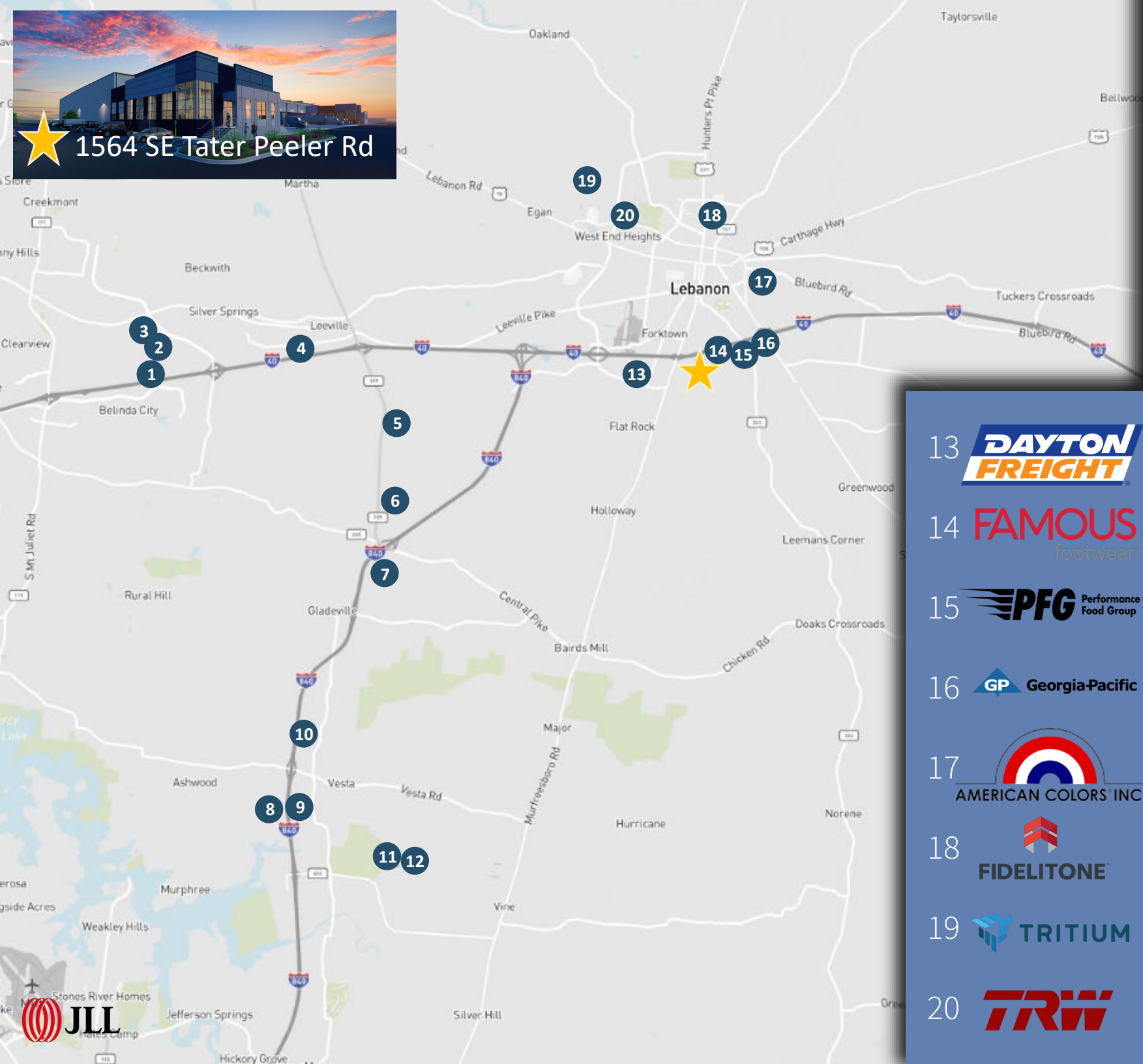
29
Trailer stalls



★ 1564 SE Tater Peeler Rd



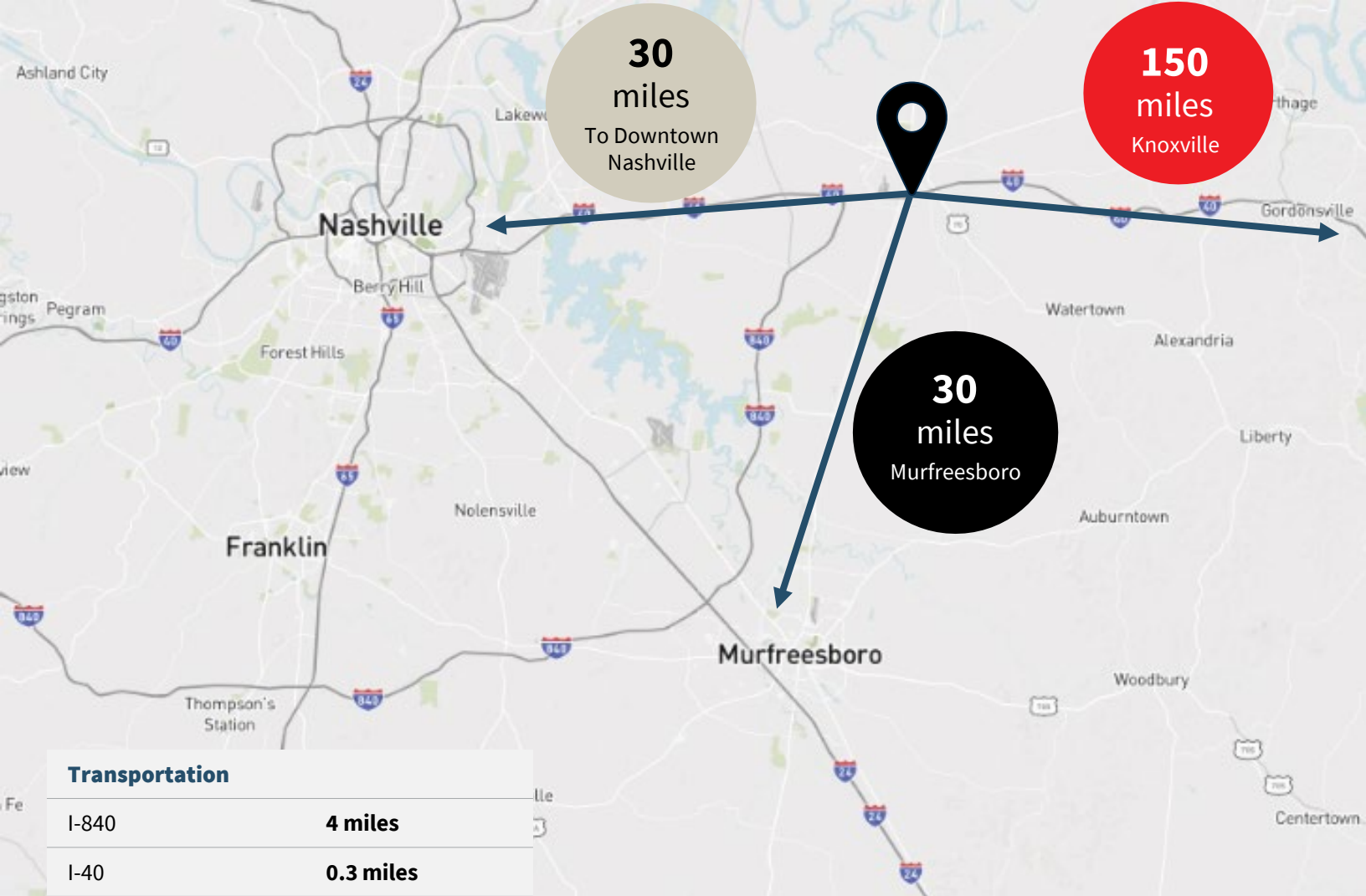
- 1 ROYAL CANIN®
- 2 AMERICOLD
- 3 PFG Performance Food Group
- 4 PPG
- 5 Cracker Barrel
- 6 FAMOUS footwear
- 7 Pennant
- 8 DAYTON FREIGHT
- 9 SRM CONCRETE
- 10 JOANN
- 11 FIDELITONE
- 12 HOOD CONTAINER
- 13 MAY TRUCKING COMPANY
- 14 GOGGIN WAREHOUSING
- 15 BELT TECH INDUSTRIAL



- 13 **DAYTON FREIGHT**
- 14 **FAMOUS footwear**
- 15 **PFG Performance Food Group**
- 16 **GP Georgia-Pacific**
- 17 **AMERICAN COLORS INC.**
- 18 **FIDELITONE**
- 19 **TRITIUM**
- 20 **TRW**

- 1 **UNDER ARMOUR**
- 2 **CEVA LOGISTICS**
- 3 **amazon**
- 4 **World Wide Technology**
- 5 **JOURNEYS**
- 6 **BRIDGESTONE Firestone**
Bridgestone/Firestone Trust Fund
- 7 **STARBUCKS COFFEE**
- 8 **ALDI**
- 9 **NISSAN**
- 10 **LEGACY**
- 11 **FedEx**
- 12 **GEODIS**





Transportation

I-840	4 miles
I-40	0.3 miles
Highway 109	8 miles

Nearby

Downtown Nashville	30 miles
Nashville International Airport	23 miles
Murfreesboro	24 miles

Surrounding major cities

Chattanooga	130 miles
Memphis	240 miles
Atlanta	249 miles

Contact

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