



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



- Manufacturing and Distribution Space Available
- Free-Standing and Multi-Tenant buildings available
- Buildings are served by Canadian National RR
- Land parcels of up to 20 acres for lease or sale

Belz Industrial Park, one of the largest and most strategically located industrial parks in Memphis, offers both free-standing and multi-tenant buildings in America's Distribution Center. Buildings can be served by Canadian National Rail. Access to anywhere in the country is easy by rail, road, water, and air. Belz Industrial Park also offers land parcels up to 20 acres for lease or sale. A portion of the park fronts U.S. Highway 61 (Third Street), and all of the buildings are less than a mile from I-55.

## Market Information

Memphis, Tennessee is located near the geographic center of the country and has become known as "America's Distribution Center" through its superior distribution, logistics and transportation infrastructure. The Memphis International Airport is the world's busiest cargo airport, with 15 cargo airlines. Because of its river crossing, Memphis is a gateway city that plays a major role in national rail transportation with five Class I railroads converging in Memphis. The Port of Memphis located south of downtown is the second largest inland port on the Mississippi River and the fourth busiest in the country.

Over one million residents live in the Memphis area and over 8 million domestic and international visitors come to Memphis each year. Major areas of employment include distribution, financial services, healthcare, and retail. The international headquarters of FedEx employs 30,000 people in the region, more than any other single business. Additionally, the NBA Memphis Grizzlies were established in 2002 and recently opened their new stadium, the FedExForum.

In addition to its superior infrastructure, Memphis is recognized for its vibrant and growing downtown. Memphis is known for its music that is a mixture of blues, rock and roll, R & B, and gospel that creates an infectious blend of soul and sensation unique to the city. Many music festivals are held each year, including the Memphis in May Beale Street Music Festival which brings people from all over the world to the Bluff City.

### MEMPHIS





## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



## SubMarket Information

---



**Image Unavailable**



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### Available Units

<u>BUILDING</u>	<u>UNIT</u>	<u>TOTAL RENTABLE</u>	<u>USE TYPE</u>
263 Belz	C010	84,000 ( SF )	INDUSTRIAL
259 Belz	C020	18,000 ( SF )	INDUSTRIAL
263 Belz	C040	30,000 ( SF )	INDUSTRIAL
2105 Latham Street	E010	136,560 ( SF )	INDUSTRIAL
2095 Latham Street	F010	168,160 ( SF )	INDUSTRIAL
2021 Latham Street	G010	93,300 ( SF )	INDUSTRIAL
1975 Latham Street	H010	120,000 ( SF )	INDUSTRIAL
1887 Latham Street	J010	75,527 ( SF )	INDUSTRIAL
2000 Latham St. #1-6	K010	109,955 ( SF )	INDUSTRIAL
1980 Latham	L021	9,148 ( SF )	INDUSTRIAL
1980 Latham	L025	7,952 ( SF )	INDUSTRIAL
1980 Latham	L030	24,275 ( SF )	INDUSTRIAL
1980 Latham	L020	10,798 ( SF )	INDUSTRIAL
10 E. Belz Blvd.	R020	128,709 ( SF )	INDUSTRIAL
2140 S. Third	A010	51,081 ( SF )	INDUSTRIAL



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** C010

**Address:** 263 Belz Memphis, TN 38109

**Unit Area:** 84,000 Square Feet Available

#### ● Exterior Walls:

Min. Width :

Min. Height:

Material: Masonry / Brick

#### ● Loading:

# Loading Docks - 1

# Drive-In Doors - 5

#### ● Floors:

Thickness: 6"

Concrete

#### ● Clear Heights:

Min. Heights: 20'

#### ● Fire Suppression:

Type: Wet

#### ● Column Spacing:

Spacing: 30' x 40'

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass

Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** C020

**Address:** 259 Belz Memphis, TN 38109

**Unit Area:** 18,000 Square Feet Available

#### ● Exterior Walls:

Min. Width :

Min. Height:

Material: Masonry / Brick

#### ● Loading:

# Loading Docks - 3

52"

# Drive-In Doors - 0

#### ● Floors:

Thickness: 6"

Concrete

#### ● Clear Heights:

Min. Heights: 18' 4"

#### ● Fire Suppression:

Type: Wet

#### ● Column Spacing:

Spacing: x

31'x41'

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass

Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** C040

**Address:** 263 Belz Memphis, TN 38109

**Unit Area:** 30,000 Square Feet Available

#### ● Exterior Walls:

Min. Width :

Min. Height:

Material: Masonry / Brick

#### ● Loading:

# Loading Docks - 5

# Drive-In Doors - 0

#### ● Floors:

Thickness: 6"

Concrete

#### ● Clear Heights:

Min. Heights: 18' 4"

#### ● Fire Suppression:

Type: Wet

#### ● Column Spacing:

Spacing: 30' x 40'

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass

Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** E010

**Address:** 2105 Latham Street Memphis, TN 38109

**Unit Area:** 136,560 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 1

# Drive-In Doors - 4

#### ● Floors:

Thickness: 6"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet  
.3/2000 SF

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** F010

**Address:** 2095 Latham Street Memphis, TN 38109

**Unit Area:** 168,160 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 1

Available from Asset Management Services

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet  
.3/2000 SF

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Modified Bitumen  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** G010

**Address:** 2021 Latham Street Memphis, TN 38109

**Unit Area:** 93,300 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 1

# Drive-In Doors - 9

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 15'

#### ● Fire Suppression:

Type: Dry  
.18/2600 SF

#### ● Column Spacing:

Spacing: 30' x 30'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** H010

**Address:** 1975 Latham Street Memphis, TN 38109

**Unit Area:** 120,000 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 1

# Drive-In Doors - 10

#### ● Floors:

Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Dry

#### ● Column Spacing:

Available from Asset Management Services

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass

Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** J010

**Address:** 1887 Latham Street Memphis, TN 38109

**Unit Area:** 75,527 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 8

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 18'

#### ● Fire Suppression:

Type: Wet  
.32/2000 SF

#### ● Column Spacing:

Spacing: 50' x 50'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** K010

**Address:** 2000 Latham St. #1-6 Memphis, TN 38109

**Unit Area:** 109,955 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 13

#### ● Floors:

Thickness: 6"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet

#### ● Column Spacing:

Spacing: 30' x 30'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** L021

**Address:** 1980 Latham Memphis, TN 38109

**Unit Area:** 9,148 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 0

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet/Dry

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** L025

**Address:** 1980 Latham Memphis, TN 38109

**Unit Area:** 7,952 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 0

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet/Dry

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** L030

**Address:** 1980 Latham Memphis, TN 38109

**Unit Area:** 24,275 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 3

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet/Dry

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: EPDM  
Mechanically Fastened

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** L020

**Address:** 1980 Latham Memphis, TN 38109

**Unit Area:** 10,798 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 2

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 16'

#### ● Fire Suppression:

Type: Wet/Dry

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** R020

**Address:** 10 E. Belz Blvd. Memphis, TN 38109

**Unit Area:** 128,709 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

Available from Asset Management Services

# Drive-In Doors - 8

#### ● Floors:

Thickness: 6"  
Concrete

#### ● Clear Heights:

Min. Heights: 18'

#### ● Fire Suppression:

Type: Wet  
.231/2000 SF

#### ● Column Spacing:

Spacing: 50' x 50'  
Steel

#### ● HVAC:

Type: Boiler

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services



## Belz Industrial Park

South Third Street @ Belz Blvd · Memphis, TN 38109



### UNIT INFORMATION

**Unit ID:** A010

**Address:** 2140 S. Third Memphis, TN 38109

**Unit Area:** 51,081 Square Feet Available

#### ● Exterior Walls:

Material: Masonry

#### ● Loading:

# Loading Docks - 0

# Drive-In Doors - 4

#### ● Floors:

Thickness: 5"  
Concrete

#### ● Clear Heights:

Min. Heights: 14'

#### ● Fire Suppression:

Type: NO

#### ● Column Spacing:

Spacing: 40' x 40'  
Steel

#### ● HVAC:

Type: GFU

#### ● Roofing System:

Material: Fiberglass  
Built up

#### ● Lighting:

Type: Fluorescent

#### ● Parking Area:

Available from Asset Management Services

#### ● Electrical:

Available from Asset Management Services