

20,000 - 40,000 SF

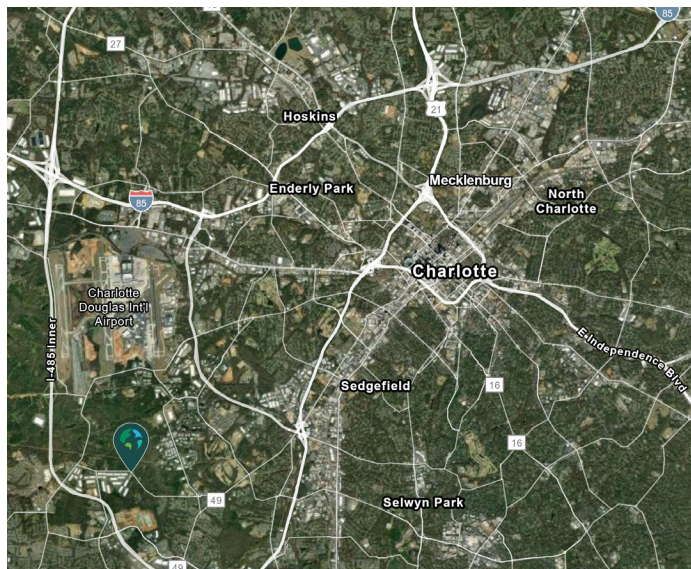
Industrial Space For Lease



Prologis Shopton Ridge Park 4835



4835 Sirona Drive, Suite 400 & 500
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
- 20,000 - 40,000 available SF
- 30' clear height
- 40' x 40' column spacing
- 201' building depth
- 600 amps, 277/480v
- ESFR sprinkler system
- LED lighting

Suite 400

- 20,000 available SF
- 2,494 office SF
- 3 dock doors (with EOD levelers)
- 1 drive-in door

Suite 500

- 20,000 available SF
- Office to suit
- 2 dock doors (with pit levelers)
- 1 drive-in door

ADVANTAGES AND AMENITIES

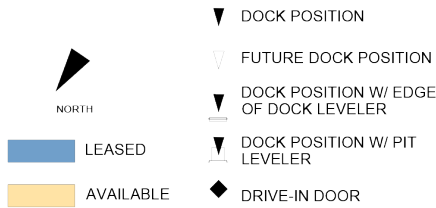
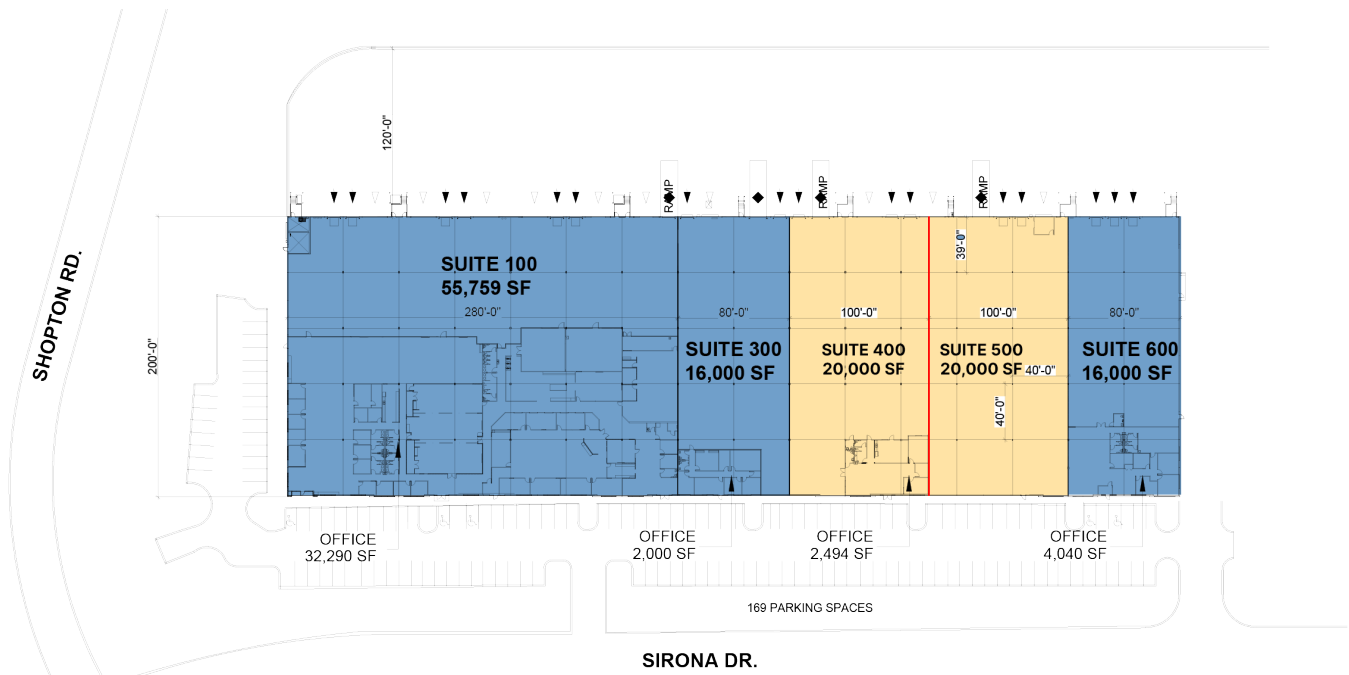
- Professionally landscaped, controlled environment
- Prologis Clear Lease - a simplified lease that fixes operating and capital expenses for the entire lease term
- Efficient and cost-effective warehouse solutions through Prologis Essentials

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