AIRPARK EAST

17,150 - 180,000 SF AVAILABLE FOR LEASE
PHASE II DELIVERING Q1 2027

801 - 903 AIRPARK COMMERCE DRIVE | NASHVILLE, TN



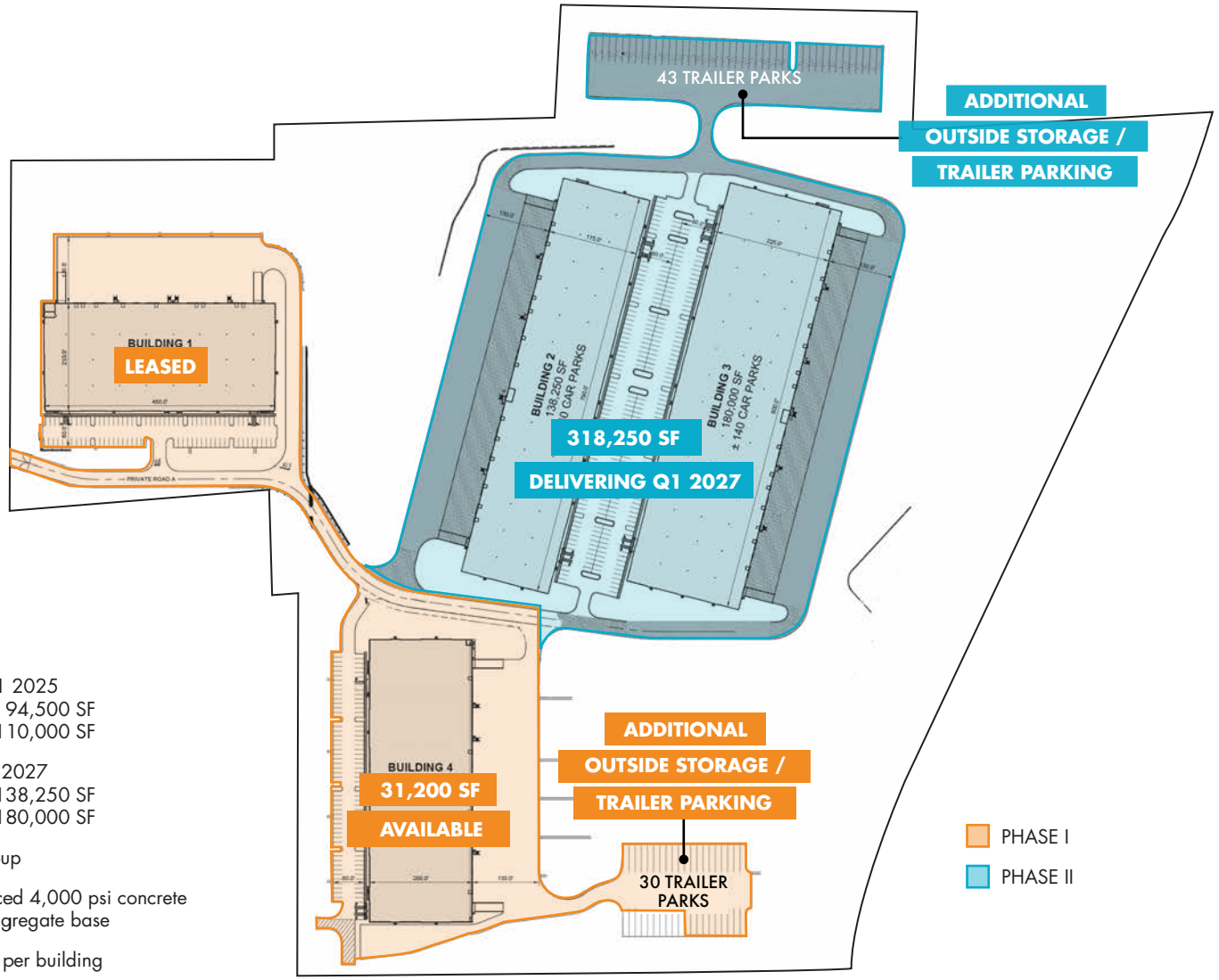
THE LATEST DEVELOPMENT IN NASHVILLE'S PREMIERE, INFILL CLASS A INDUSTRIAL PARK

FOUNDRY COMMERCIAL

HAMILTON CREEK PARTNERS LLC

SITE PLAN

PHASE I & II

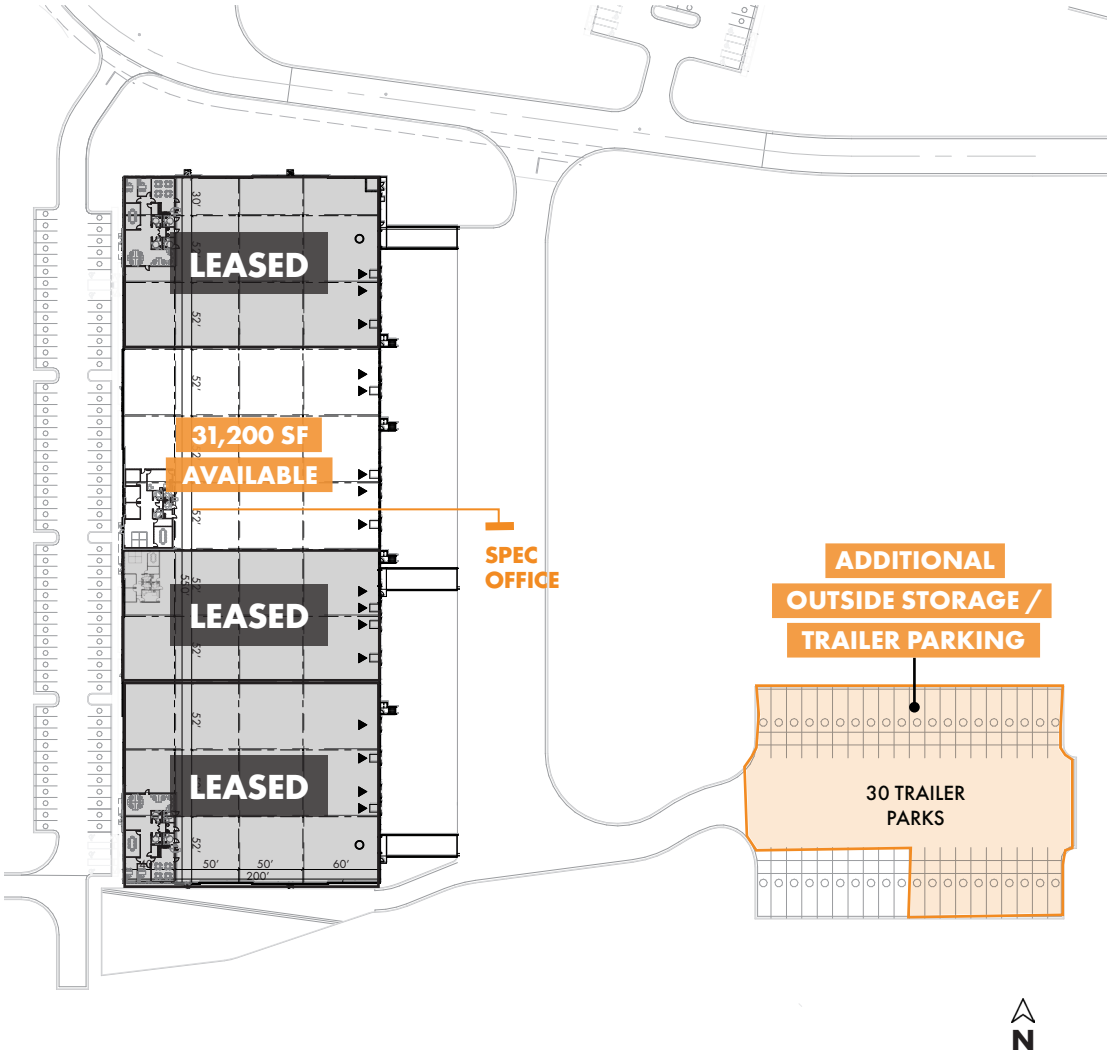


PROJECT SF	522,750 SF
PHASE I	Delivered Q1 2025 Bldg 1 - 94,500 SF Bldg 4 - 110,000 SF
PHASE II	Delivery Q1 2027 Bldg 2 - 138,250 SF Bldg 3 - 180,000 SF
CONSTRUCTION TYPE	Concrete Tilt-up
SLAB	6" unreinforced 4,000 psi concrete over a 4" aggregate base
POWER	2,500 amps per building
LIGHTING	LED
SPRINKLER	ESFR
ROOF	60 mil TPO
ZONING	IWD

BUILDING 4

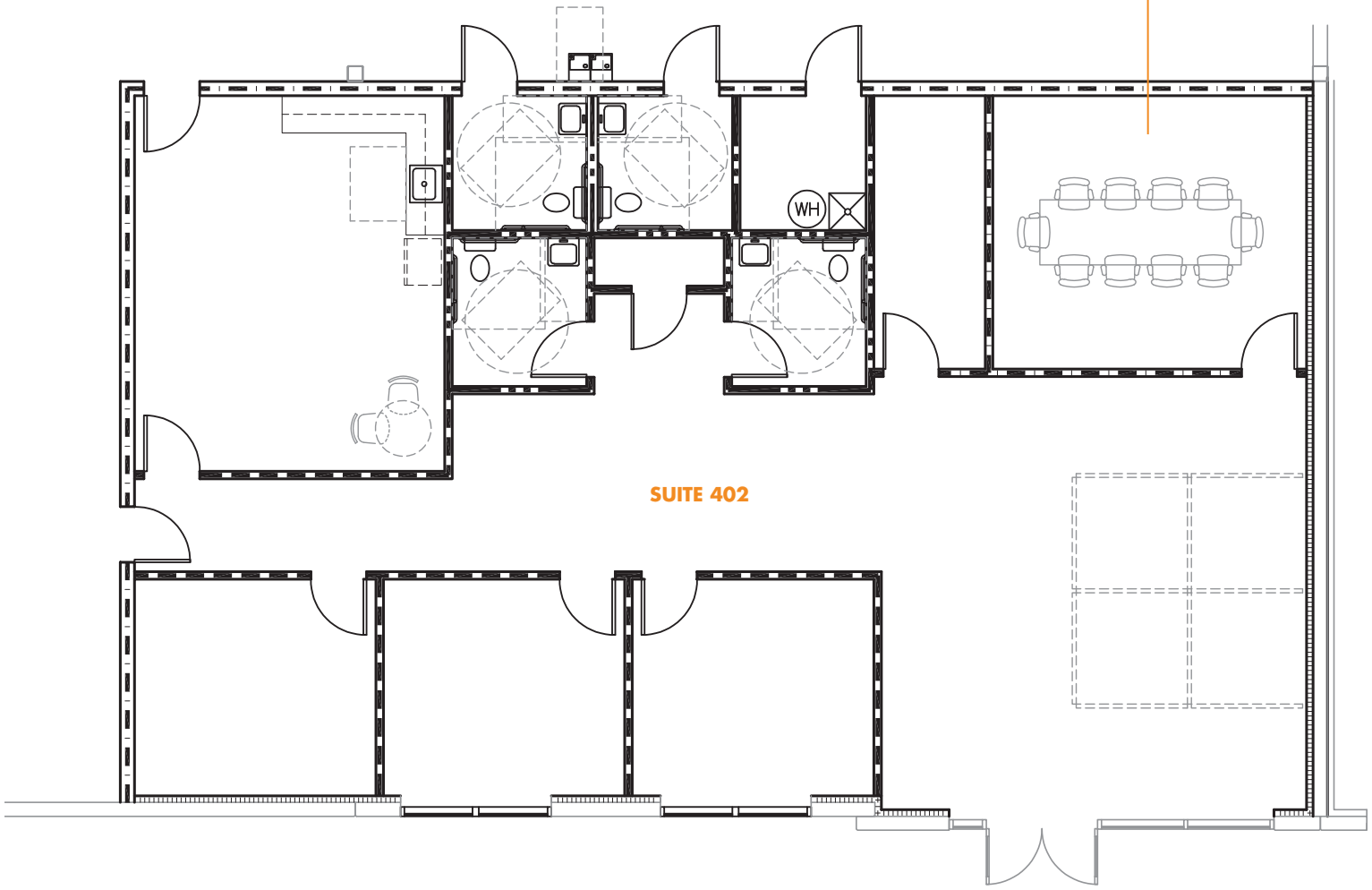
PHASE 1

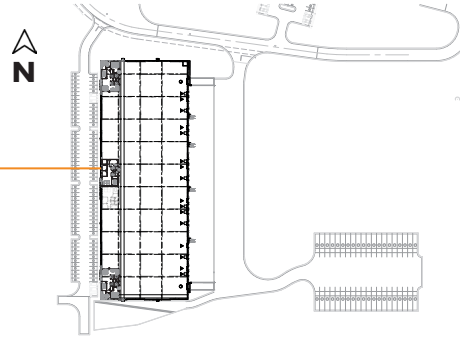
ADDRESS	900 Airpark Commerce Drive
DELIVERY	Q1 2025
TOTAL SF	110,000 SF
TOTAL AVAILABLE SF	31,200 SF
BLDG DEPTH	200′
BLDG LENGTH	550′
CLEAR HEIGHT	32′ first column line
COLUMN SPACING	52′ x 50′
SPEED BAY DEPTH	60′
BAY SIZE	10,400 SF
NORTH END CAP BAY SIZE	6,000 SF
POTENTIAL DOCK DOORS	5 punched; 3 with levelers; 5 knockout panels
DRIVE IN RAMPS	1
TRUCK COURT MATERIAL	60′ concrete apron; 130′ total truck court
CAR PARKS	112
TRAILER PARKS	30
POWER	2,500 amps
SPEC OFFICE	2,429 SF inline



BUILDING 4 INLINE SPEC OFFICE

2,429 SF

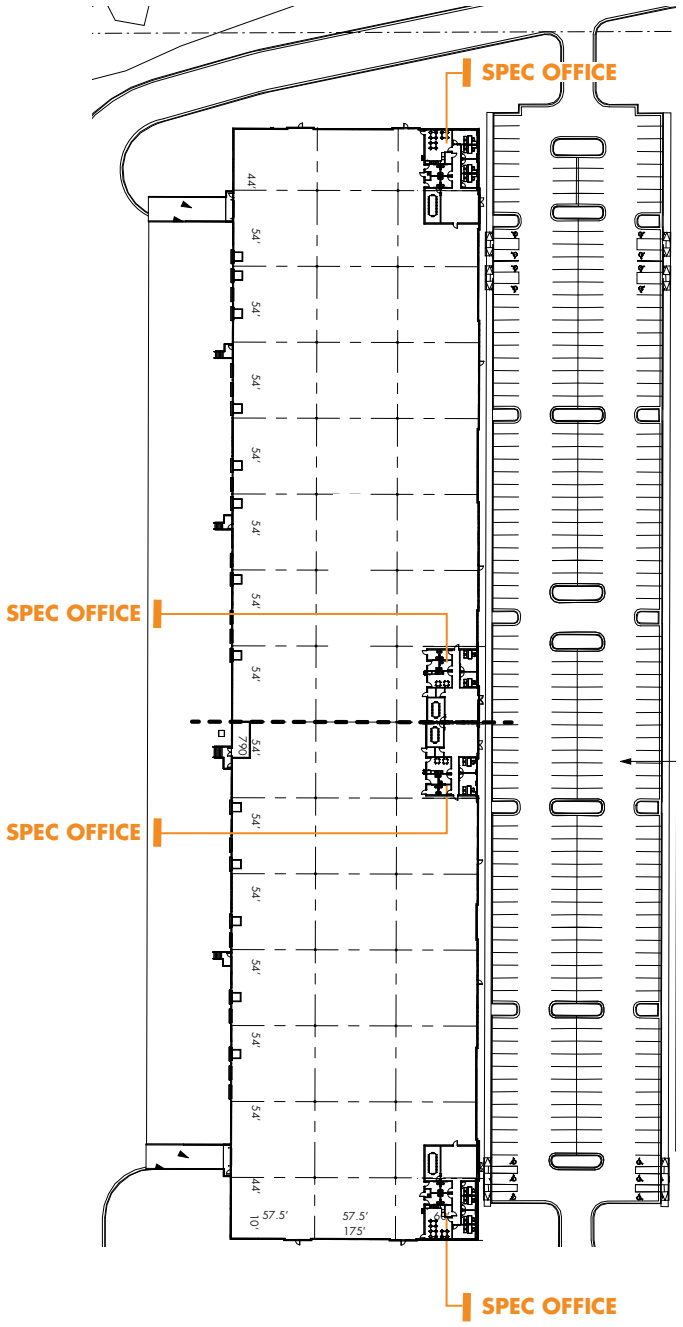


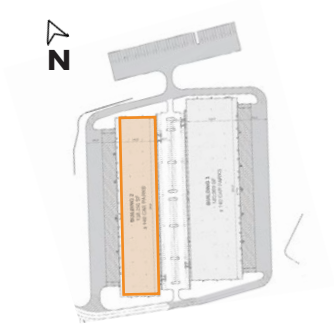


BUILDING 2

PHASE 2

ADDRESS	901 Airpark Commerce Drive
DELIVERY	Q1 2027
TOTAL SF	138,250 SF
MIN DEMISE	17,150 SF
MAX CONTIGUOUS	138,250 SF
BLDG DEPTH	175′
BLDG LENGTH	790′
CLEAR HEIGHT	32′ first column line
COLUMN SPACING	54′ x 57.5′
SPEED BAY DEPTH	60′
BAY SIZE	9,450 SF
END CAP BAY SIZE	7,700 SF
POTENTIAL DOCK DOORS	Up to 40
DRIVE IN RAMPS	2 with 4 additional knockout panels
TRUCK COURT MATERIAL	60′ concrete apron; 130′ total truck court
CAR PARKS	148
TRAILER PARKS	43
POWER	2,500 amps
SPEC OFFICE	(2) 2,561 SF endcap, (2) 1,895 SF inline

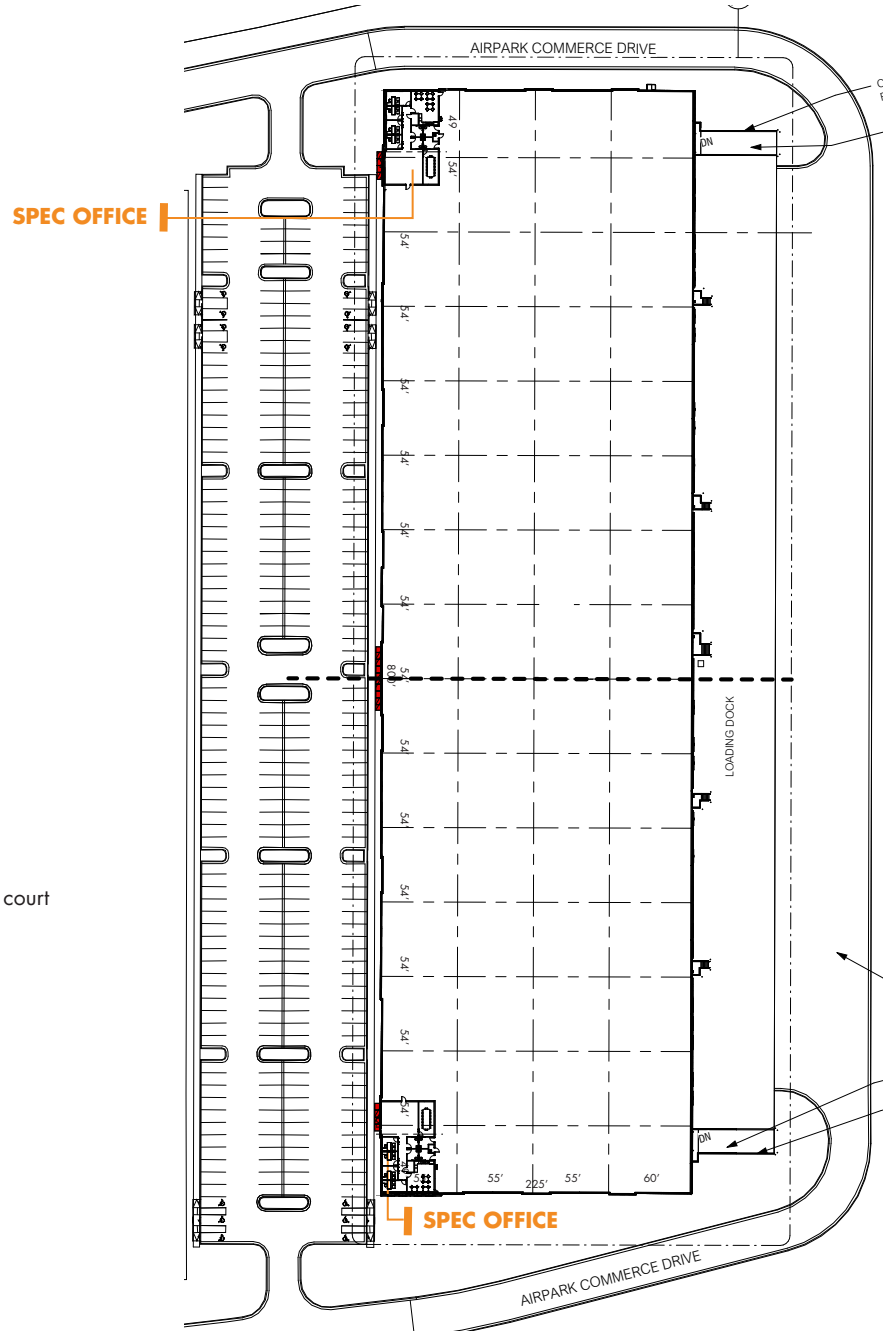


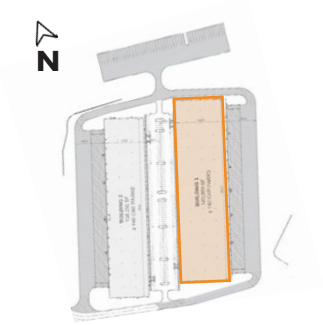


BUILDING 3

PHASE 2

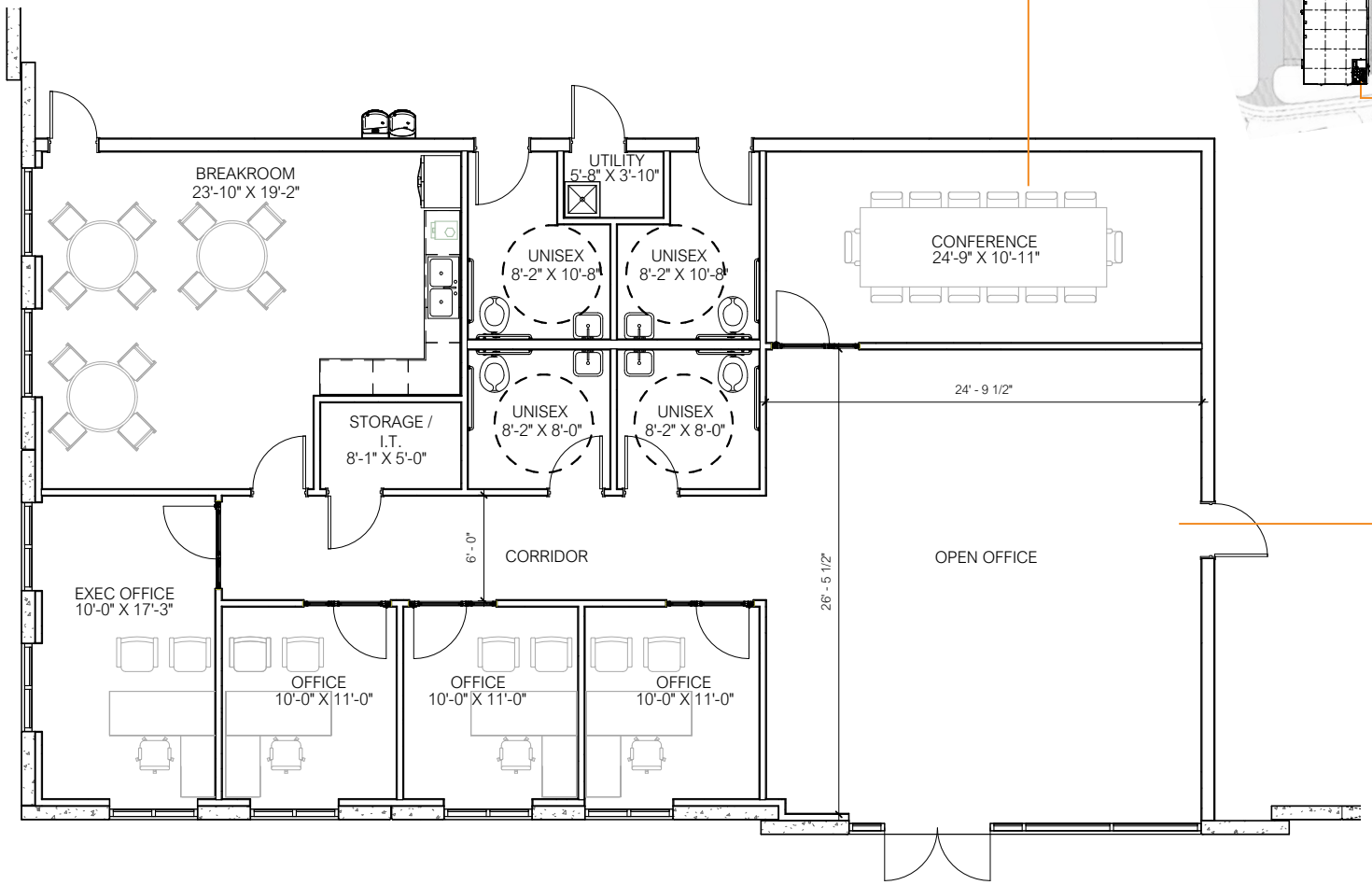
ADDRESS	903 Airpark Commerce Drive
DELIVERY	Q1 2027
TOTAL SF	180,000 SF
MIN DEMISE	23,175 SF
MAX CONTIGUOUS	180,000 SF
BLDG DEPTH	225′
BLDG LENGTH	800′
CLEAR HEIGHT	32′ first column line
COLUMN SPACING	54′ x 55′
SPEED BAY DEPTH	60′
BAY SIZE	12,150 SF
END CAP BAY SIZE	11,025 SF
POTENTIAL DOCK DOORS	Up to 40
DRIVE IN RAMPS	2 with 5 additional knockout panels
TRUCK COURT MATERIAL	60′ concrete apron; 130′ total truck court
CAR PARKS	149
POWER	2,500 amps
SPEC OFFICE	(2) 2,561 SF endcap

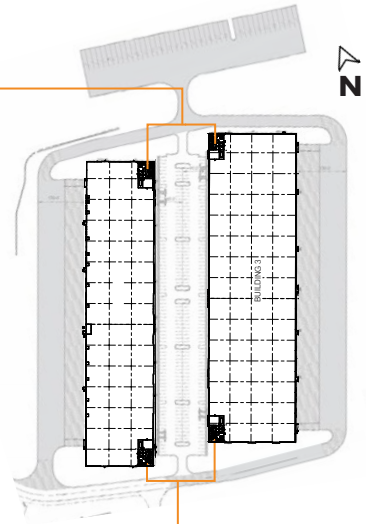




BUILDING 2 & 3 ENDCAP SPEC OFFICE

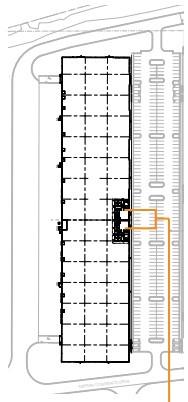
2,561 SF

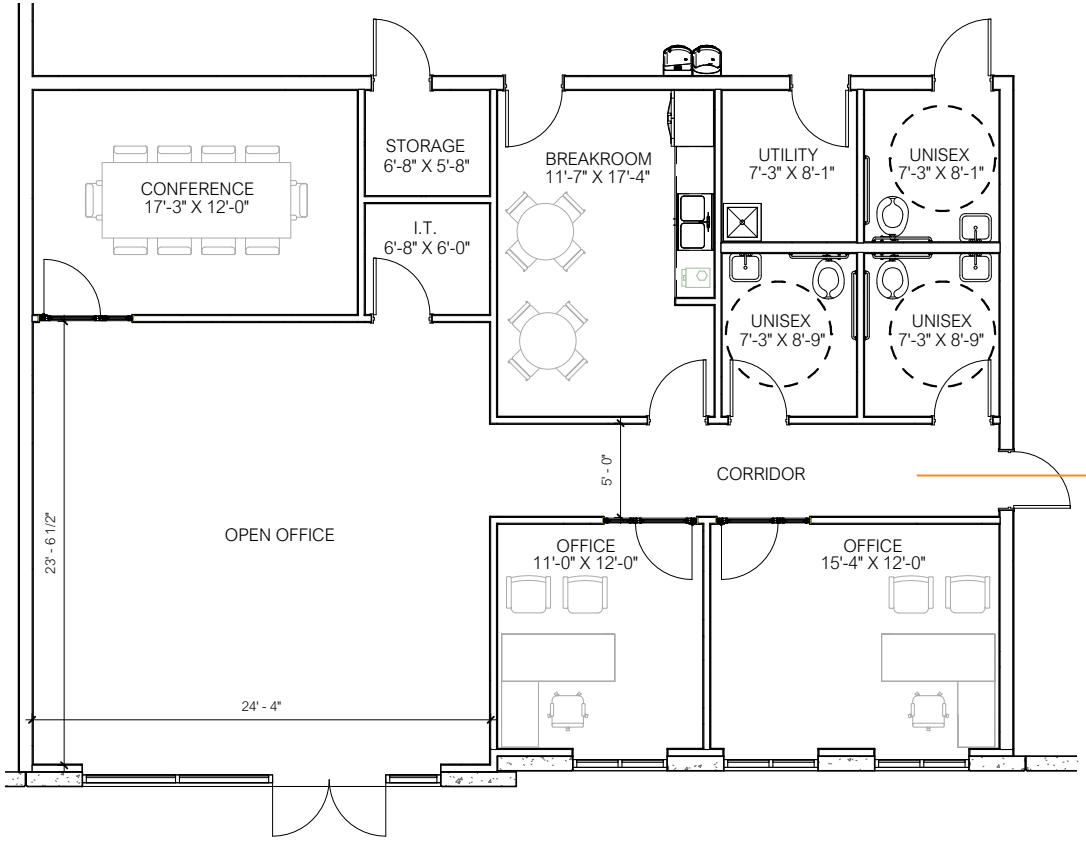




BUILDING 2 INLINE SPEC OFFICE

1,895 SF





ACCESS MAP

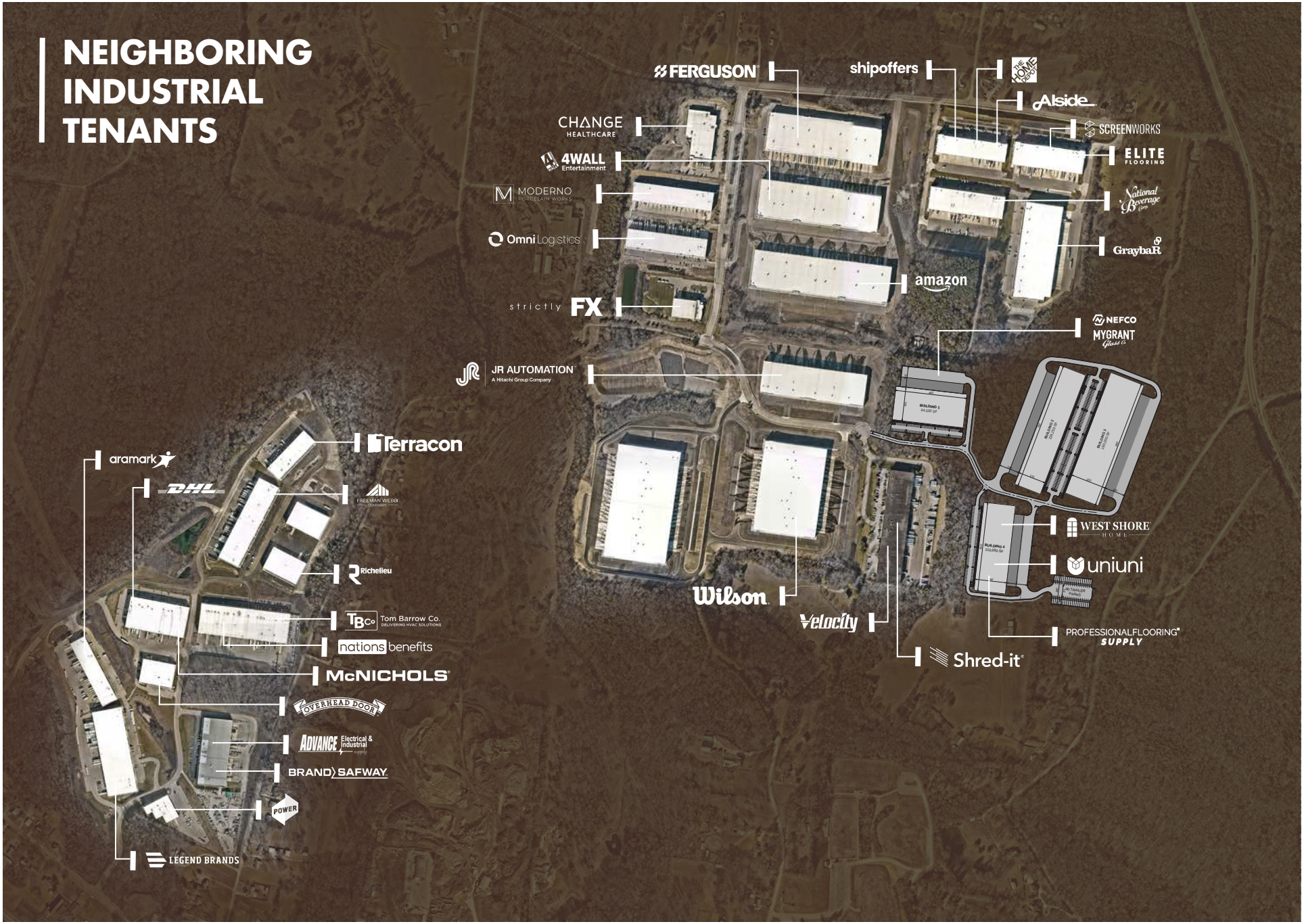
NASHVILLE, TN



TRAVEL TIMES

DOWNTOWN	15 Min
BNA AIRPORT	3 Min
I-40	5 Min
I-24	9 Min
BRILEY PKWY	8 Min

NEIGHBORING INDUSTRIAL TENANTS



OCT. 2026 PHASE II CONSTRUCTION PROGRESS









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