

# 44,159 SF

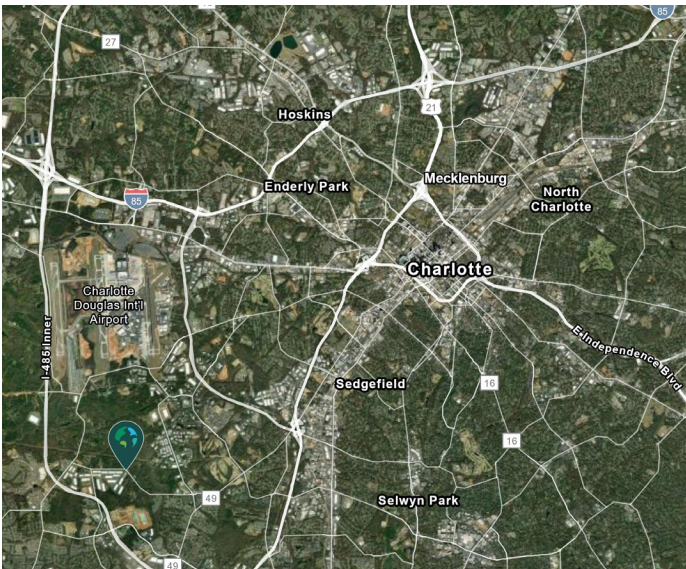
Industrial Space For Lease



## Prologis Shopton Ridge Park 4925



4925 Sirona Drive, Suite 100  
Charlotte, NC 28273 USA



**Your single-source service for efficient move-in and operations: [prologisessentials.com](http://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

- 128,159 total SF
- 44,159 available SF
- 4,654 office SF (and additional 652 SF warehouse office)
- 30' clear height
- 7 dock doors (2 with edge of dock levelers, 1 with pit leveler)
- 1 drive-in door (12' x 14')
- 40' x 40' column spacing
- 201' building depth
- 400 amps
- ESFR sprinkler system
- LED lighting
- End cap unit

### ADVANTAGES AND AMENITIES

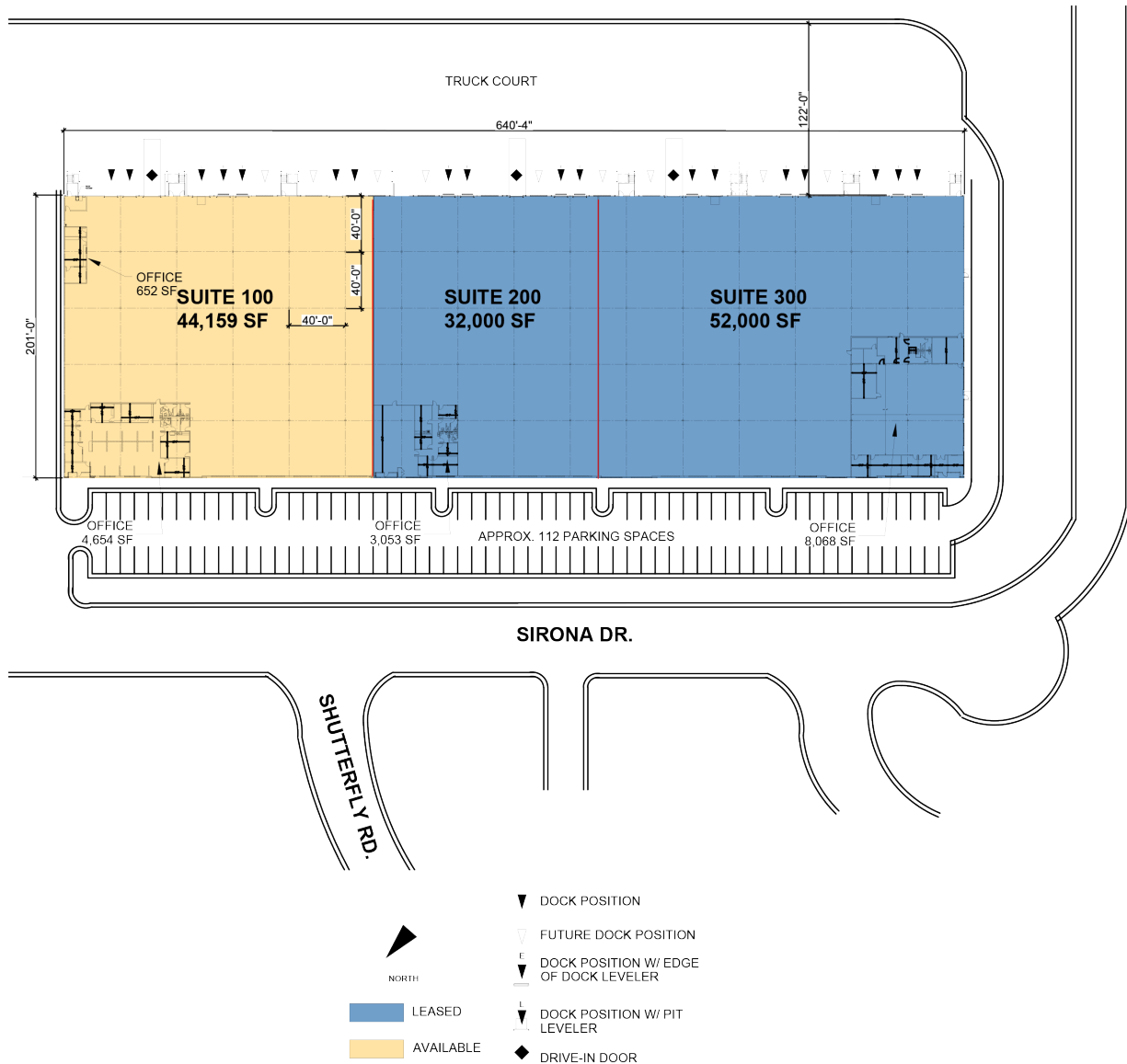
- Professionally landscaped, controlled environment
- Prologis Clear Lease - a simplified lease that fixes operating and capital expenses for the entire lease term
- Efficient and cost-effective warehouse solutions through Prologis Essentials

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