



LOGISTICS[®]
PROPERTY
CO

SOUTHERN STAR LOGISTICS PARK

3210 Railport Parkway, Midlothian, TX 76065

LEASED



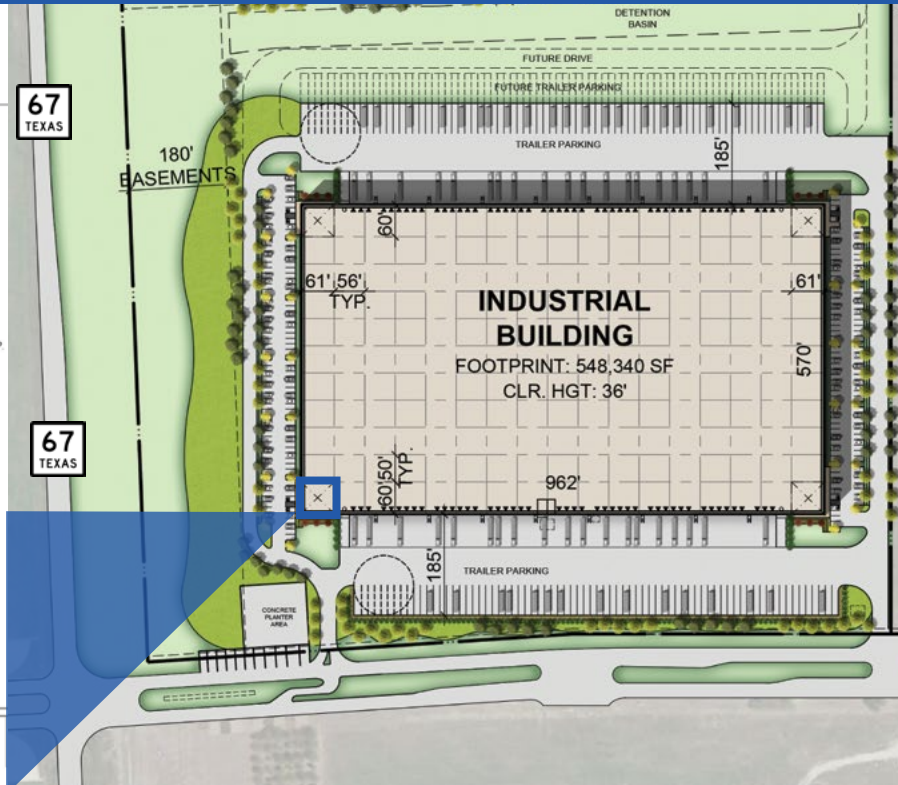
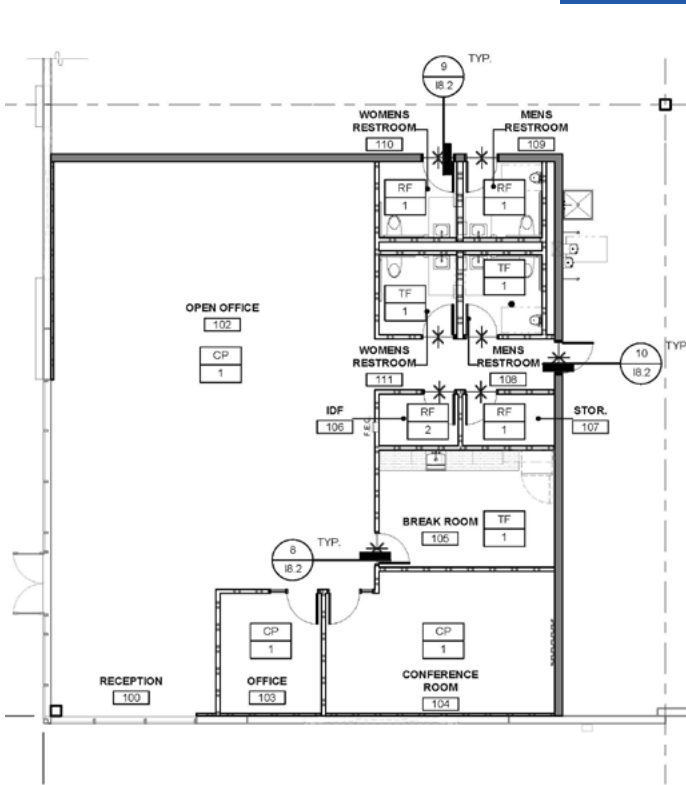
BUILDING/SITE INFORMATION

- 548,340 SF
- 2,623 Spec Office
- 185' Truck Courts
- 570' Building Depth
- Expandable up to 1msf
- 60' Speed Bays
- US-67 Access
- Established Park Setting
- 96 Dock Doors
- 136 Trailer Parking Spots (Expandable to 204)
- 216 Car Parking Spots
- ESFR Fire Suppression System
- 25 fc LED Warehouse Sensor Lighting on 15' Whips
- 8 Rite Hite 40K lb. Capacity Mechanical Pit Levelers (w/ Access to More on Order)



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HIGHLIGHTS

Logistical Advantages

- US-67 Access
- Proximity to US-287
- Dual-Rail Service (BNSF and UP)

Park Incentives

- Park Setting
- City of Midlothian Economic Incentives

