CENTRAL PIKE
LOGISTICS CENTER

AT THE CROSSROADS OF COMMERCE.



1,080,128 SF Under Construction

Delivering Q1 2027

Lebanon, TN 37090

leased by:
CUSHMAN & WAKEFIELD

owned by:
STREAM

WEBSITE

VIDEO

Where Logistics MEETS SCALE

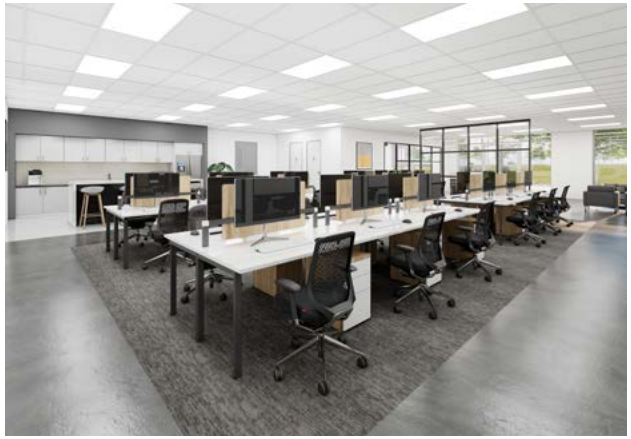
Central Pike Logistics Center delivers a next-generation industrial solution for companies ready to grow in the robust Nashville market.

With more than 1 million square feet across two Class A buildings and direct access to TN-109 and I-840, this development combines state-of-the-art space with valuable connectivity within the nation's #9 ranked market.





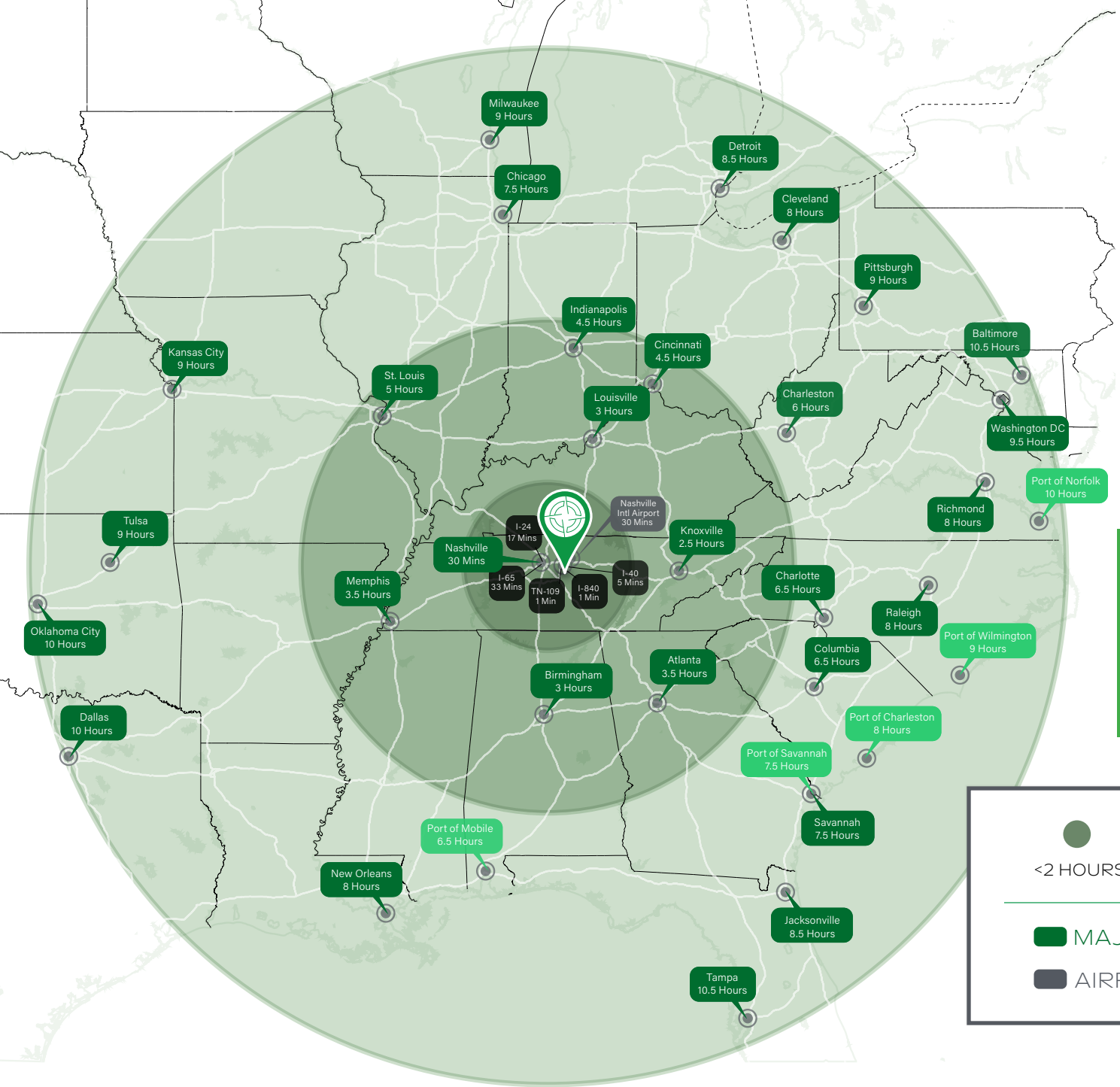






PROPERTY HIGHLIGHTS:

- 1,080,128 total SF
- Class A industrial development
- Two buildings on 89.2 acres
- Build-to-suit offices
- Immediate access to TN-109 and I-840
- Convenient proximity to I-24, I-40 and I-65
- Access to 20+ major markets within a single day



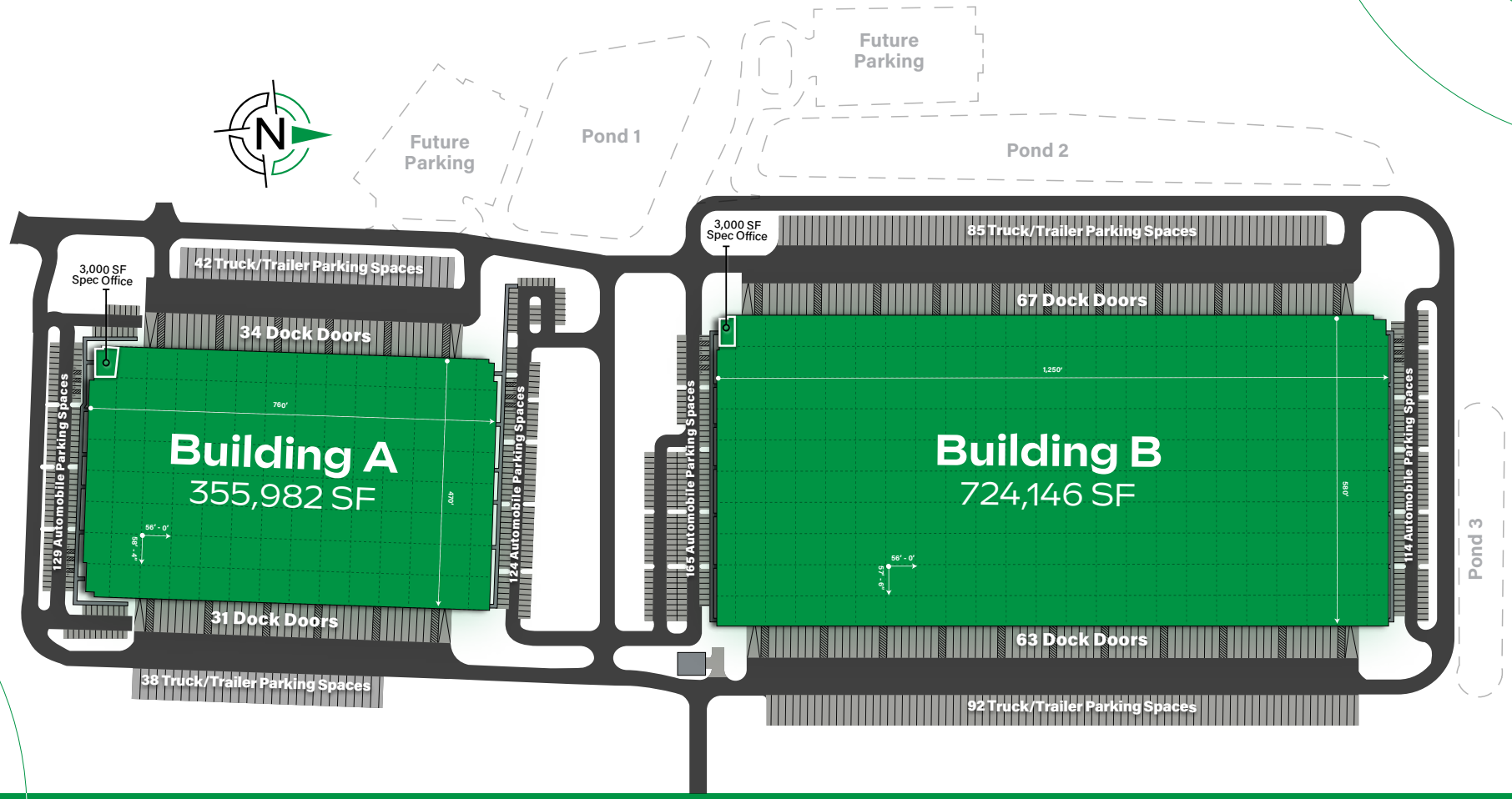
Your Distribution ADVANTAGE

Centrally located in Lebanon, Tennessee, Central Pike Logistics Center delivers direct connections to Nashville and key distribution routes across the region.

With immediate access to TN-109 and I-840, and great proximity to I-24, I-40 and I-65, this Class A hub offers single day reach to more than 20 markets.

<2 HOURS
2-5 HOURS
5-11 HOURS

MAJOR MARKETS
PORTS
AIRPORT
HIGHWAYS

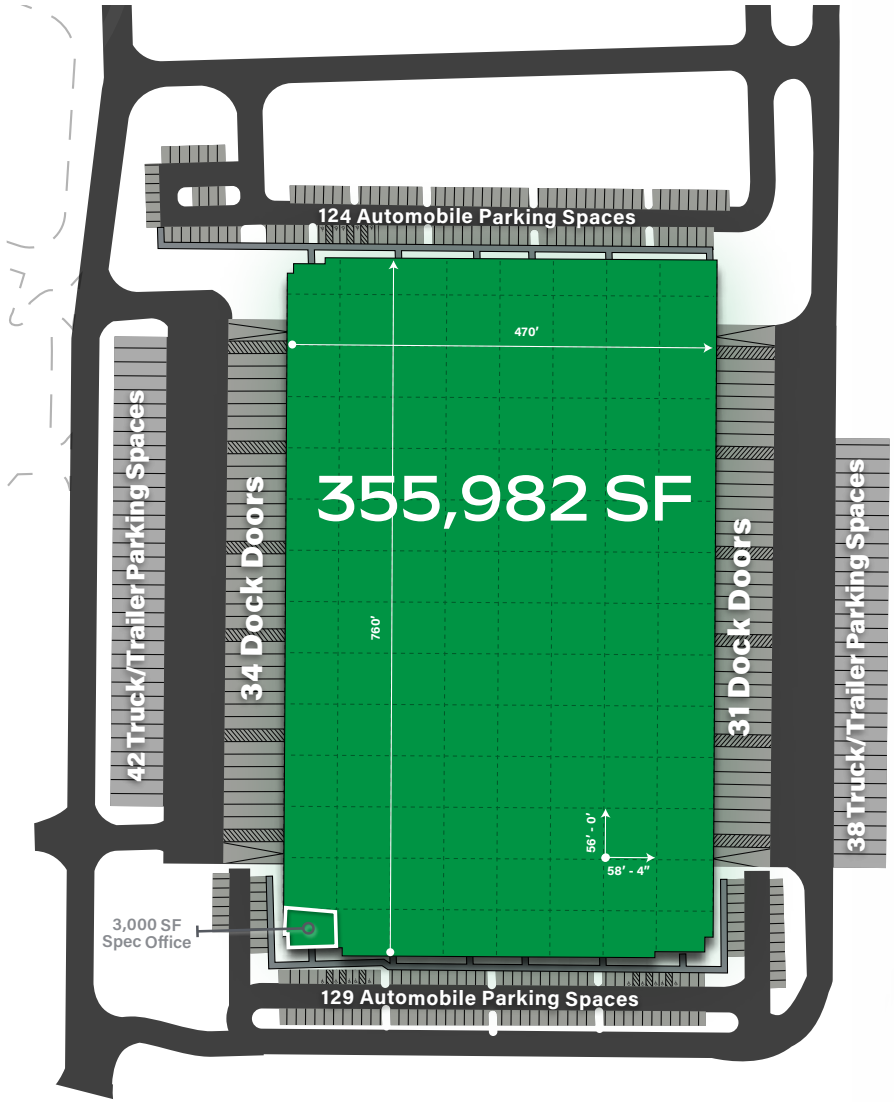


Built to Power NEXT-LEVEL OPERATIONS

Central Pike Logistics Center sets a new standard for Class A industrial development in the Nashville market. With the size, access and infrastructure that today's users demand, it's built to support growth and drive speed to market.

Building A

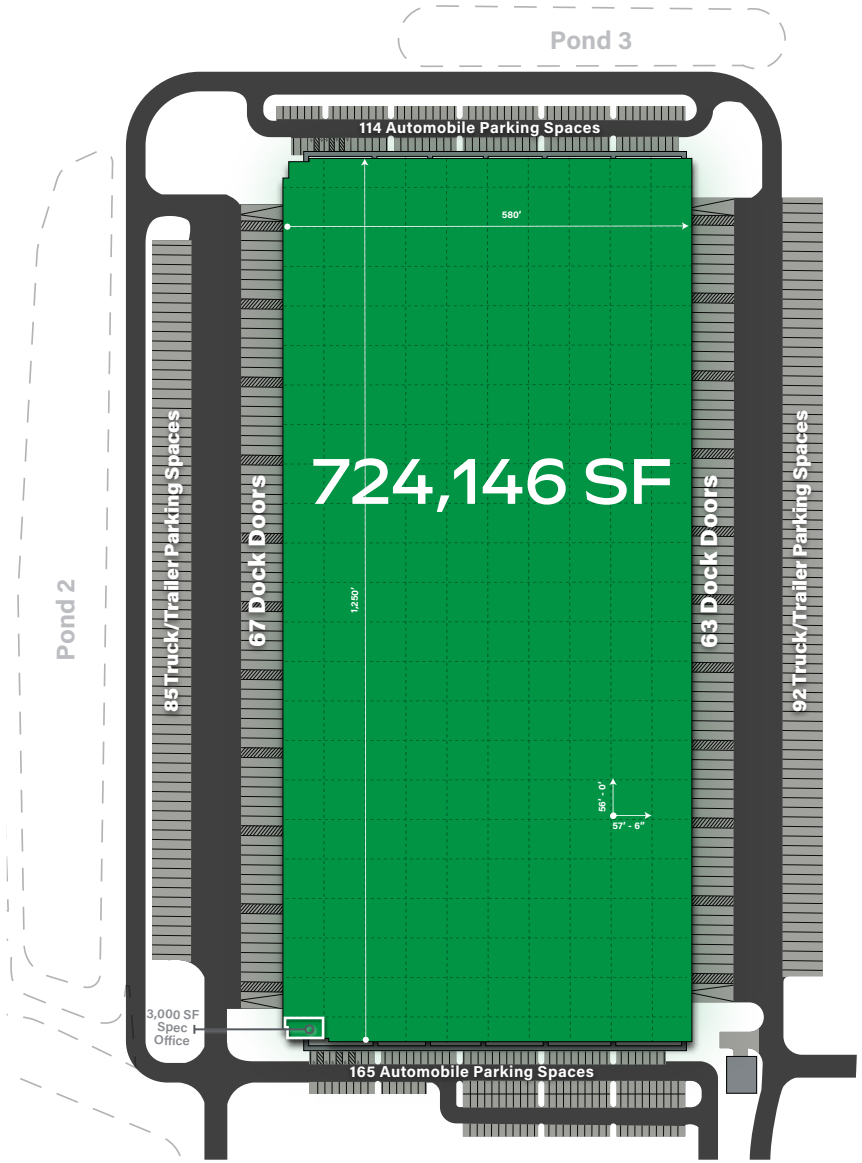
ADDRESS: 15720 Central Pike



CURRENT ZONING	Light Industrial
BUILDING AREA	355,982 SF
BUILDING DIMENSIONS	470' x 760'
DOCK CONFIGURATION	Cross-dock, 130' deep truck court + 55' deep trailer parking
AUTOMOBILE PARKING	254 (Includes 16 H.C.)
TRUCK/TRAILER PARKING	80 Trailer Parking Spaces
BUILDING FLOOR SLAB	8" Unreinforced Concrete
CONSTRUCTION TYPE	Concrete tilt-wall
INTERIOR FINISH	Walls Painted
COLUMN BAY SPACING	56' x 58'-4" typical w/60' deep loading bays
CLEAR HEIGHT	40' starting at one column line past the first speed bay
ROOF	60 Mil TPO; 20-year warranty R-20
DOCK DOORS	65 total (9' wide x 10' high) 23 doors equipped with 35,000 lb levelers, seals and bumpers
DRIVE-IN RAMP DOORS	(4) 12' wide x 14' high
WAREHOUSE HEATING	Gas-fired Unit Heaters
FIRE PROTECTION SYSTEM	ESFR Sprinkler Systems
ELECTRICAL	4,000 amp, 277/480v
OFFICE	3,000 SF

Building B

ADDRESS: 15730 Central Pike



CURRENT ZONING	Light Industrial
BUILDING AREA	724,146 SF
BUILDING DIMENSIONS	580′ x 1250′
DOCK CONFIGURATION	Cross-dock, 130′ deep truck court + 55′ deep trailer parking
AUTOMOBILE PARKING	278 (Includes 12 H.C.)
TRUCK/TRAILER PARKING	177 Trailer Parking Spaces
BUILDING FLOOR SLAB	8″ Unreinforced Concrete
CONSTRUCTION TYPE	Concrete tilt-wall
INTERIOR FINISH	Walls Painted
COLUMN BAY SPACING	56′ x 57′-6″ typical w/60′ deep loading bays
CLEAR HEIGHT	40′ starting at one column line past the first speed bay
ROOF	60 Mil TPO; 20-year warranty R-20
DOCK DOORS	130 total (9′ wide x 10′ high) 45 doors equipped with 35,000 lb levelers, seals and bumpers
DRIVE-IN RAMP DOORS	(4) 12′ wide x 14′ high
WAREHOUSE HEATING	Gas-fired Unit Heaters
FIRE PROTECTION SYSTEM	ESFR Sprinkler Systems
ELECTRICAL	(2) 2,500 amp 277/480v main service totaling 5,000 amps
OFFICE	3,000 SF

Construction PROGRESS

MAY 27, 2026









HOME TO
Major Players

Central Pike Logistics Center places your business at the center of one of the most sought-after industrial and logistics corridors in the region.

The Nashville region is home to global e-commerce, manufacturing and supply chain leaders like Amazon, Walmart and FedEx who have built a thriving ecosystem that sets the pace for industry and innovation.

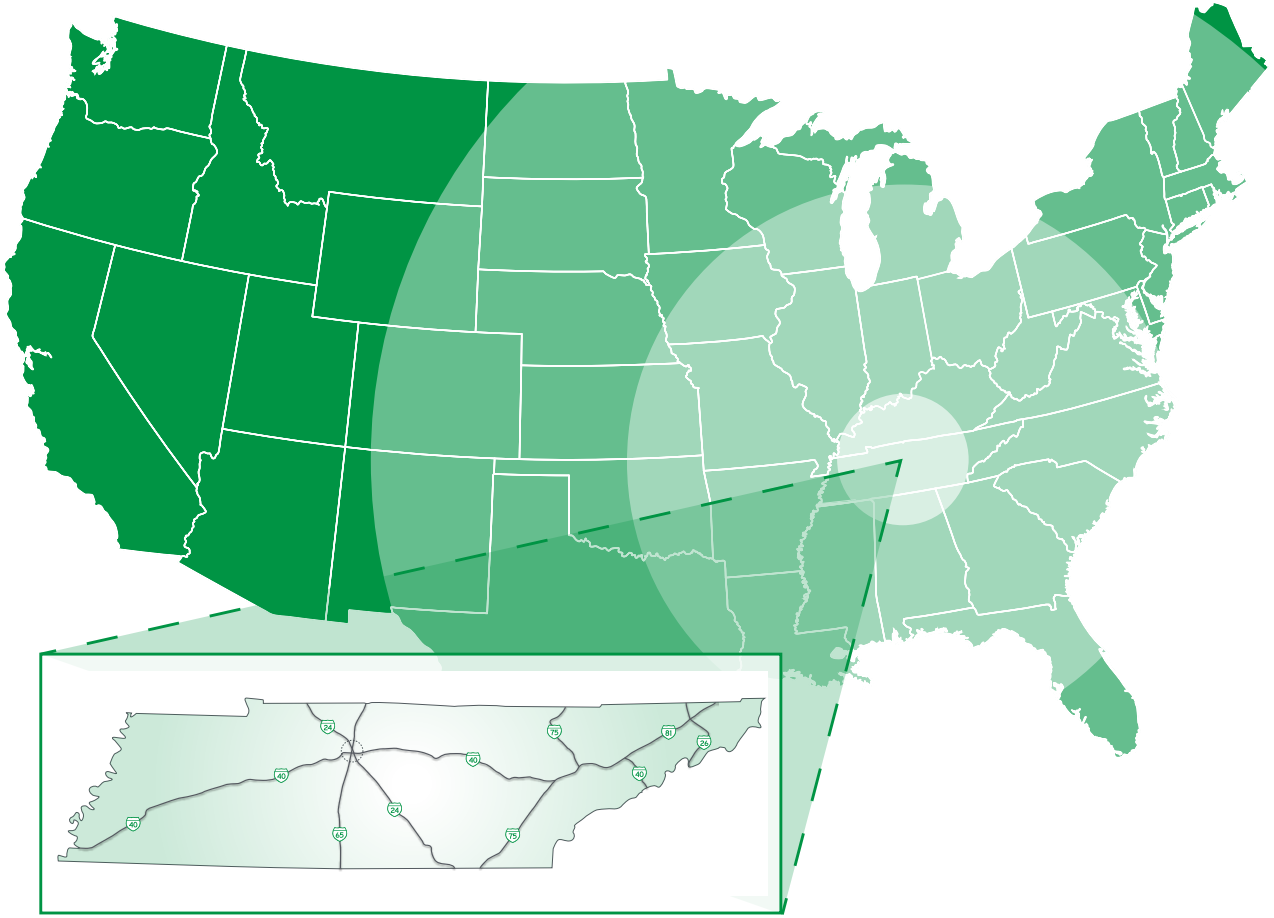




Nashville Fuels OPPORTUNITY

Nashville stands at the crossroads of commerce, talent and opportunity. Ranked among the top 10 fastest-growing major metros in the U.S., the region combines a pro-business climate with a skilled workforce and unmatched infrastructure.

Nashville is also one of only six U.S. cities that sit at the convergence of three major interstates (I-24, I-40, I 65) helping regional businesses scale, connect and compete.



NASHVILLE BY THE NUMBERS

2.1 million
Population within 60 minutes

21.4%
Population growth 2010 to 2020

$89,120
Median household income

225,372
Blue collar labor force

$456,672
Median home value

- **50% OF THE US POPULATION** LIVES WITHIN 650 MILES (1-DAY TRUCKING DISTANCE)
- **12 MILLION PEOPLE** LIVE WITHIN A 2.5-HOUR DRIVE
- **9TH FASTEST-GROWING** MAJOR MSA IN THE US
- **1 OF ONLY 6 US CITIES** WITH (3) MAJOR INTERSTATES CONVERGING: I-24, I-65 & 1-40
- **#1 FASTEST-GROWING** COUNTY IN TENNESSEE (WILSON COUNTY)

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