EPM
PARTNERS

5300 Jefferson Parkway, Pine Bluff, AR 71602   235,500 SF

HIGHLIGHTS

- 235,500 total square feet on 19.3 Acres +/-

- Arkansas was voted #3 Overall state for doing business

- Site is located 40 minutes from little rock airport

- State of the art road, rail, air, and port infrastructure all within close proximity

- Port of Pine Bluff is a recognized Foreign trade zone

- Economic development is very proactive in putting incentives plans for potential users with help from the state

- Building is available for immediate occupancy

WSJ.COM

"A French Sneaker Maker Grapples With How to Bring Production Home"

May 6, 2022
By: Trefor Moss
The Wall Street Journal

View Article →

GLOBEST.COM

"How Prologis Calculated That Industrial Rents Will Rise 22% This Year"

May 12, 2022
By: Jack Rogers
globest.com

View Article →

BISNOW.COM

"At Current Rate, Available Logistics Space In U.S. Would Dry Up In Record 16 Months: Prologis"

May 12, 2022
By: Jarred Schenke
Bisnow Atlanta

View Article →

SPECIFICATIONS

BUILDING SIZE
235,500 (12,500 SF office, 76,600 SF
distribution & 146,400 SF manufacturing)

BUILDING TYPE
I-4 Industrial, Manufacturing and Distribution Warehouse

SITE SIZE
19.3 acres +/- (adjoining land available)

PARKING
180 auto/employee parking spaces

CEILINGS
18' to 20' clear height

DOORS
17 dock doors (dock levelers & seals) 2 drive-in doors

BUILDING STRUCTURE
Tilt up concrete construction

COLUMN SPACING
40' x 40'

MISCELLANEOUS
Partially Conditioned

LED lighting throughout

Tar & gravel steel joist roof

Heat suspended gas heaters in warehouse

Assembly area also includes A/C ducts

Air exhaust system

Wet sprinkler system

Entire property is fenced

2 two-ton cranes and 1 three-ton crane

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