



INDUSTRIAL SPACE FOR LEASE

520 Assembly Drive | Elizabethtown, KY 42701



LEASE \$4.80/SF NNN

105,000 SF AVAILABLE (DIVISIBLE)

- **Clear Height:** 21' maximum clear height, sloping to 18' eaves
- **Loading:** 14 dock positions and 2 grade-level drive-in doors
- **Office Space:** Includes 920 ± SF of private offices, breakroom, and restrooms
- **Flexible Configuration:** Building can be subdivided to accommodate a range of user sizes (sizes available upon request)
- **Logistics Ready:** Existing logistical services in place to support warehousing and distribution needs
- **Location:** Less than 2 miles from I-65 / Western Kentucky Parkway interchange

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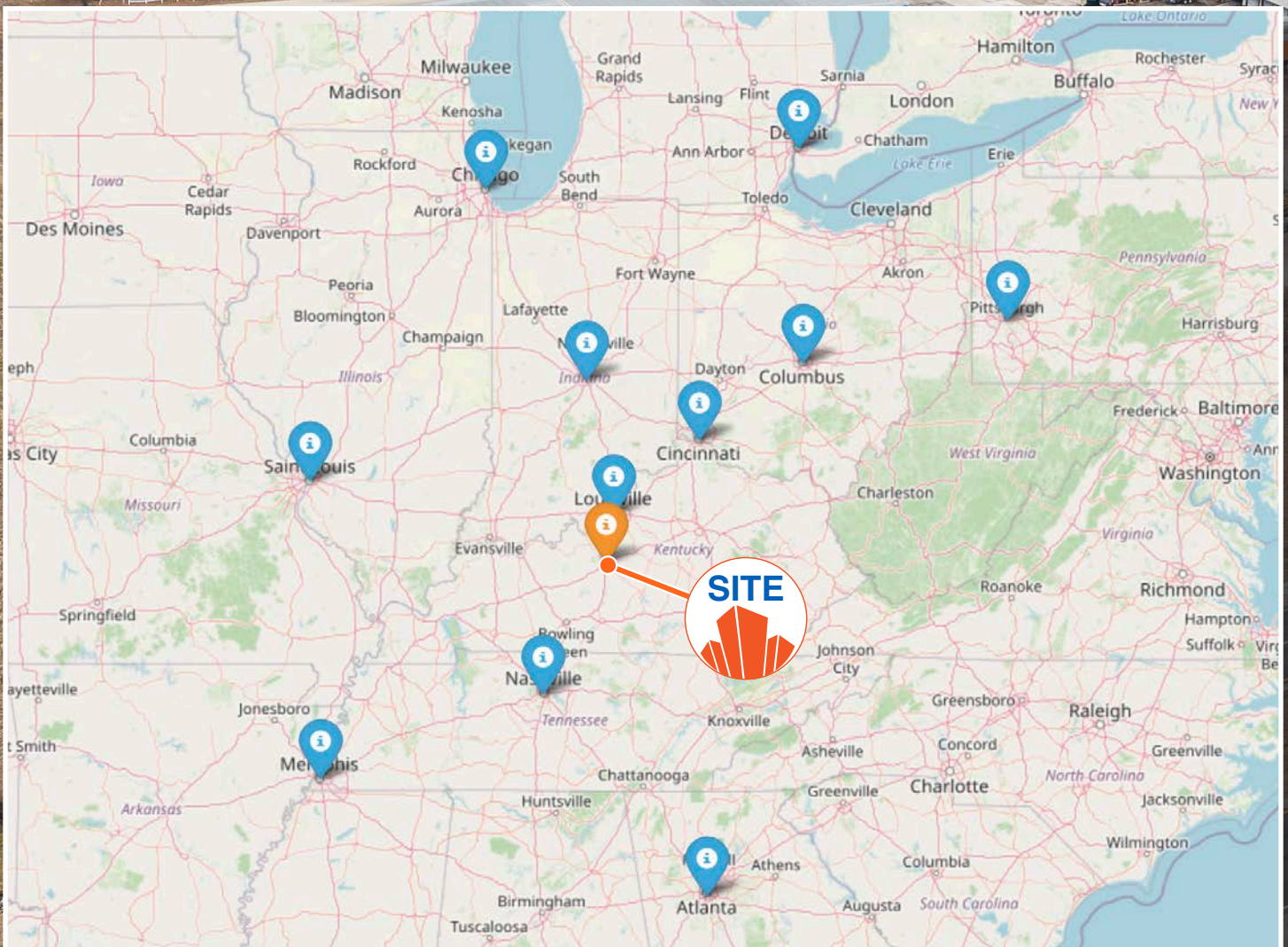
520 ASSEMBLY DRIVE, ELIZABETHTOWN, KY 42701

PROPERTY FEATURES

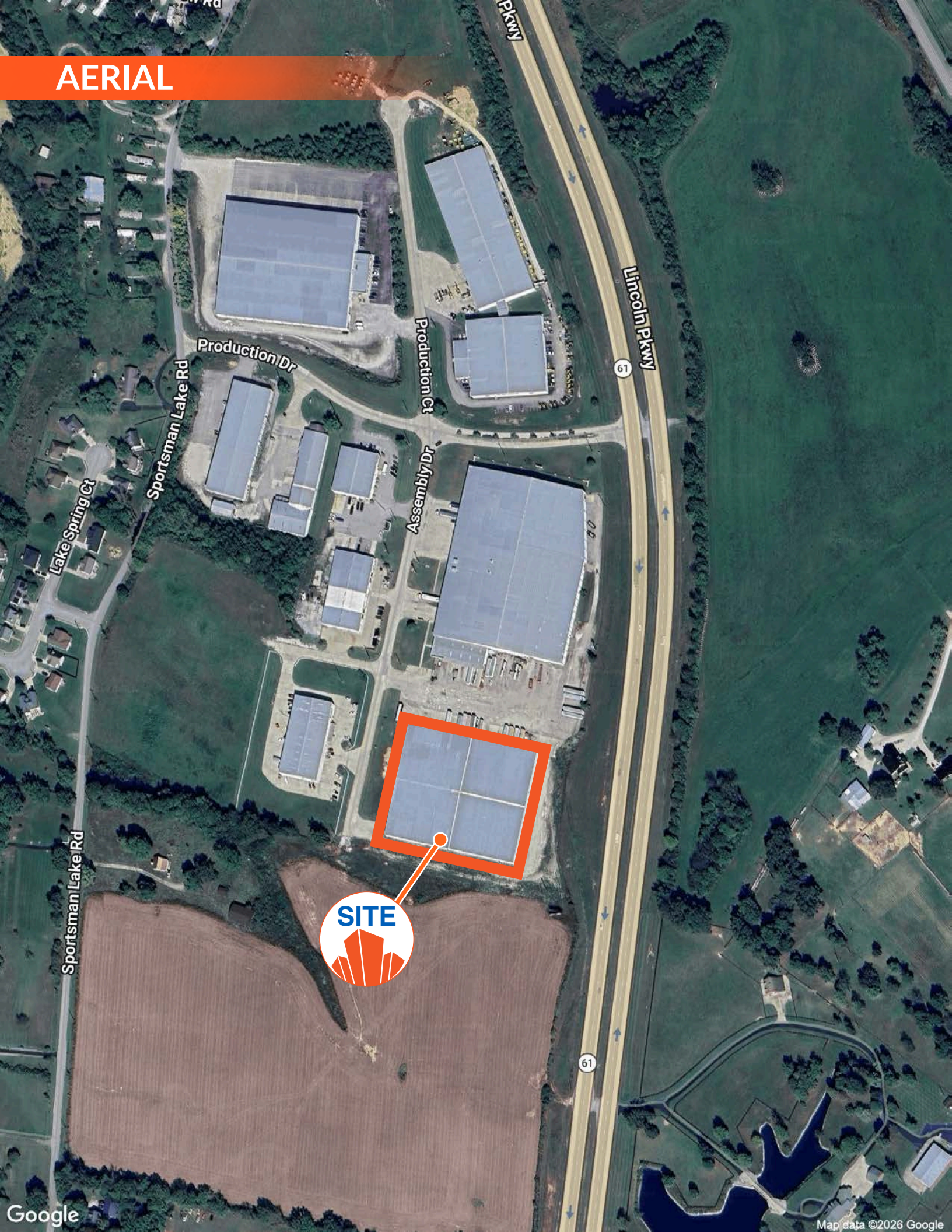
TOTAL BUILDING SF	105,000 SF
OFFICE SF	920 SF
CEILING HEIGHT	21' peak clear 18' eaves
DOORS	2 drive in
DOCKS	14
SPRINKLER	Fully Sprinkled (Dry)
ELECTRIC	3 Phase Power
ZONING	I-1

DISTANCE TO MAJOR REGIONAL U.S. CITIES

LOUISVILLE	45 mi.
CINCINNATI	135 mi.
INDIANAPOLIS	150 mi.
NASHVILLE	135 mi.
COLUMBUS	210 mi.
ST. LOUIS	260 mi.
CHICAGO	320 mi.
DETROIT	330 mi.
MEMPHIS	330 mi.
ATLANTA	390 mi.
PITTSBURGH	400 mi.



AERIAL



SITE

Sportsman Lake Rd

Lake Spring Ct

Sportsman Lake Rd

Production Dr

Production Ct

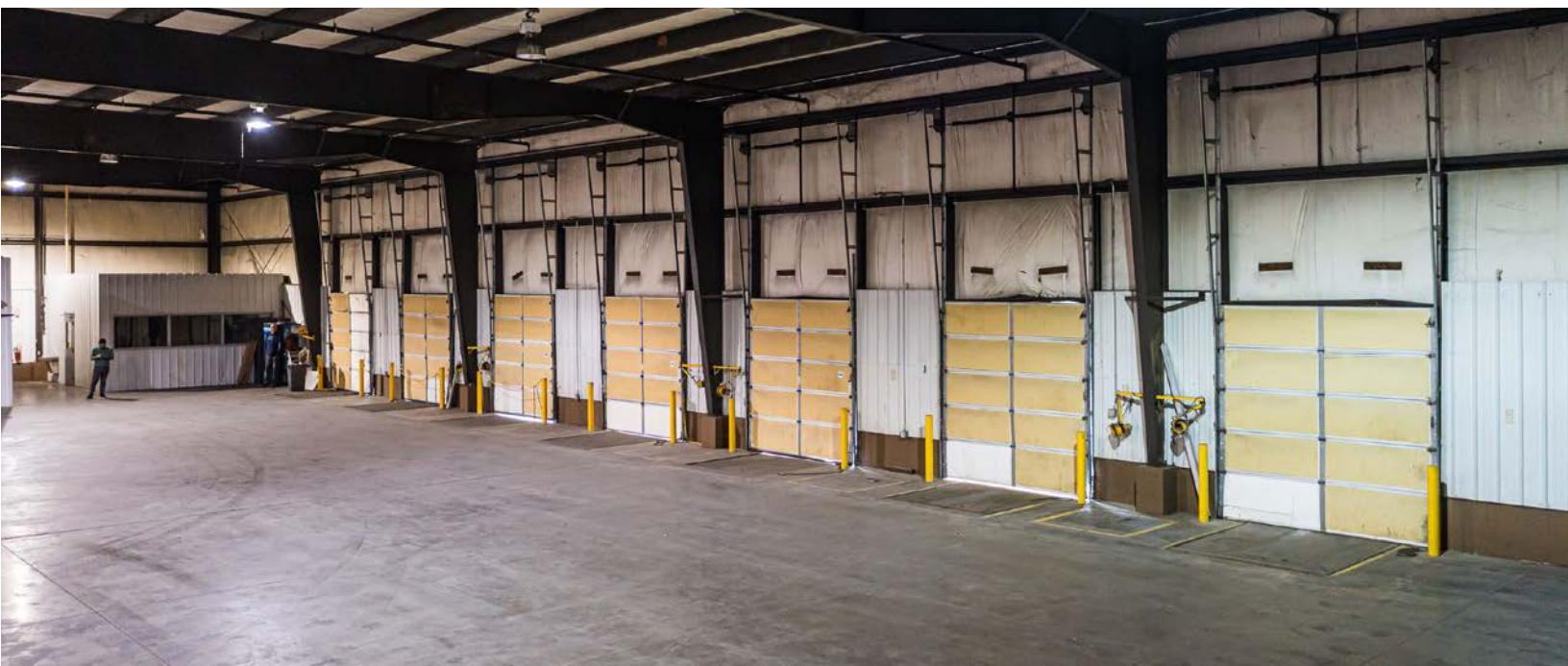
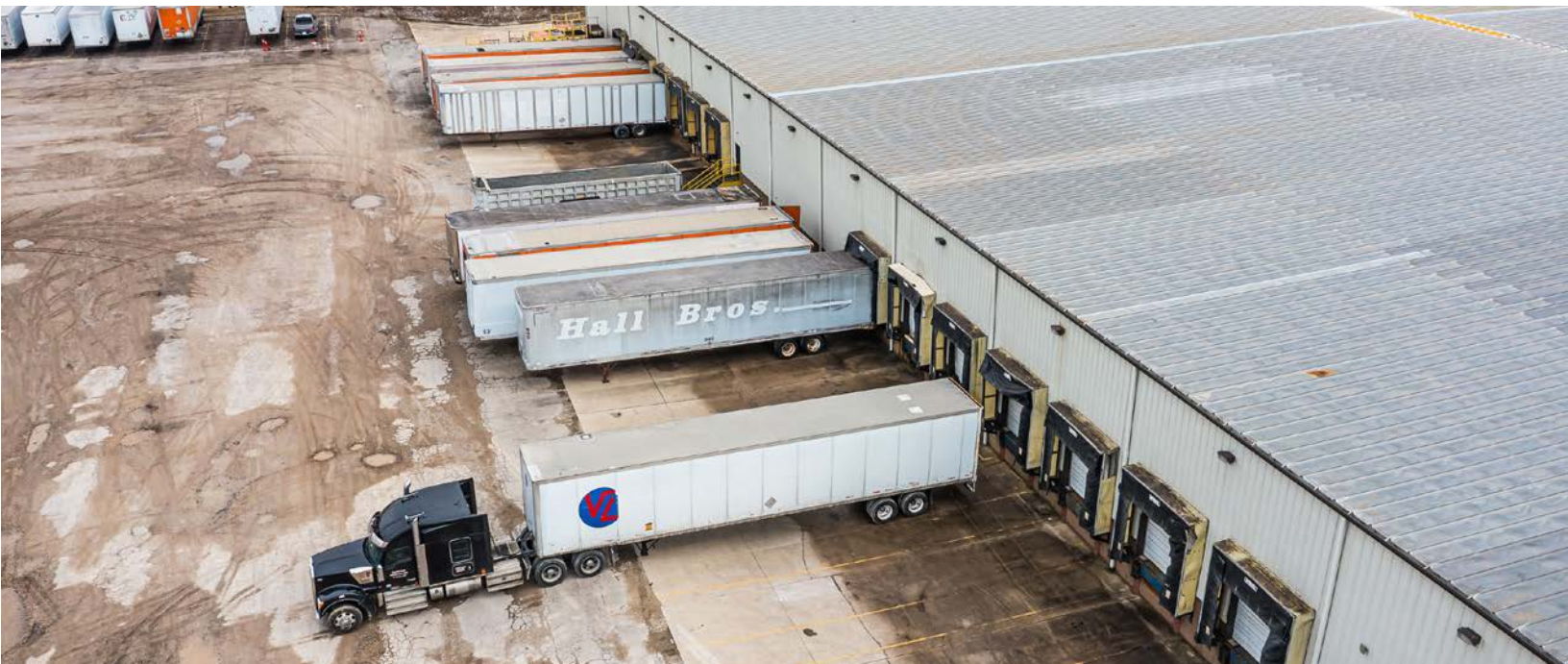
Assembly Dr

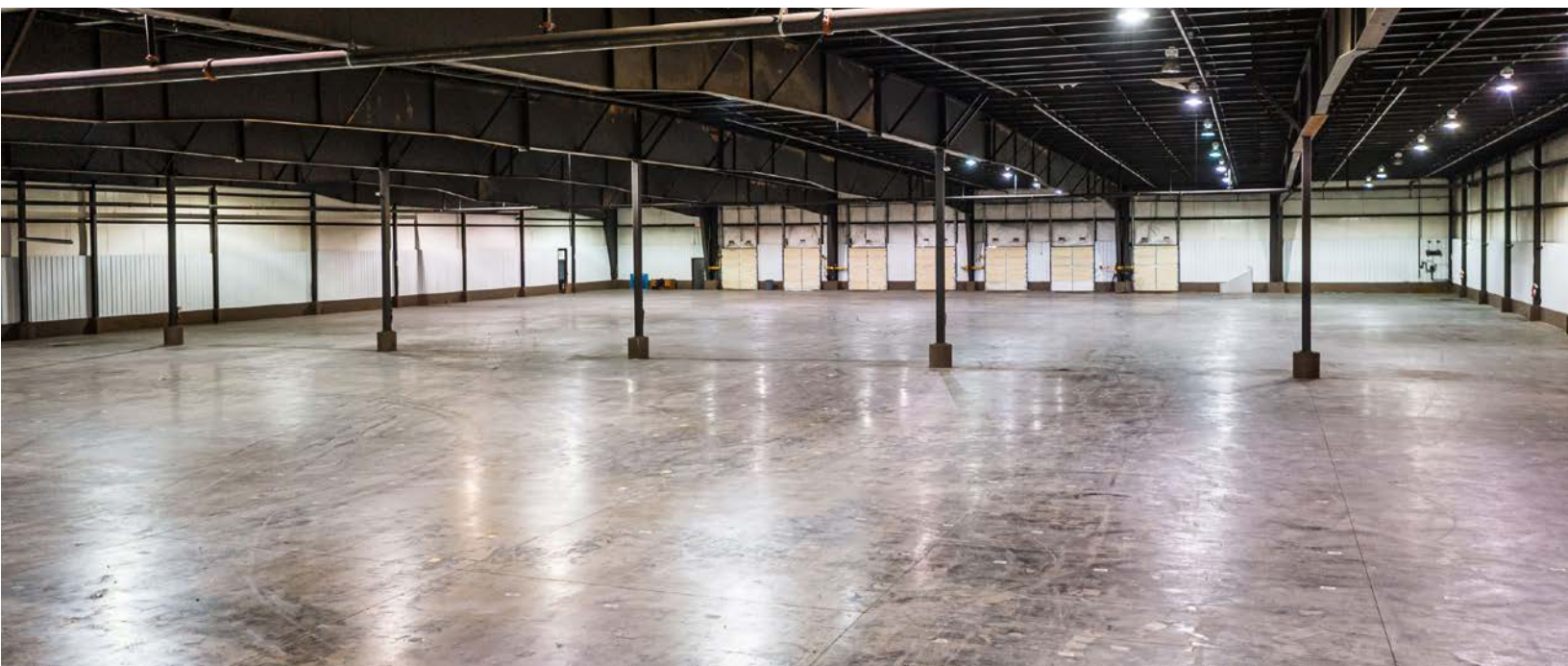
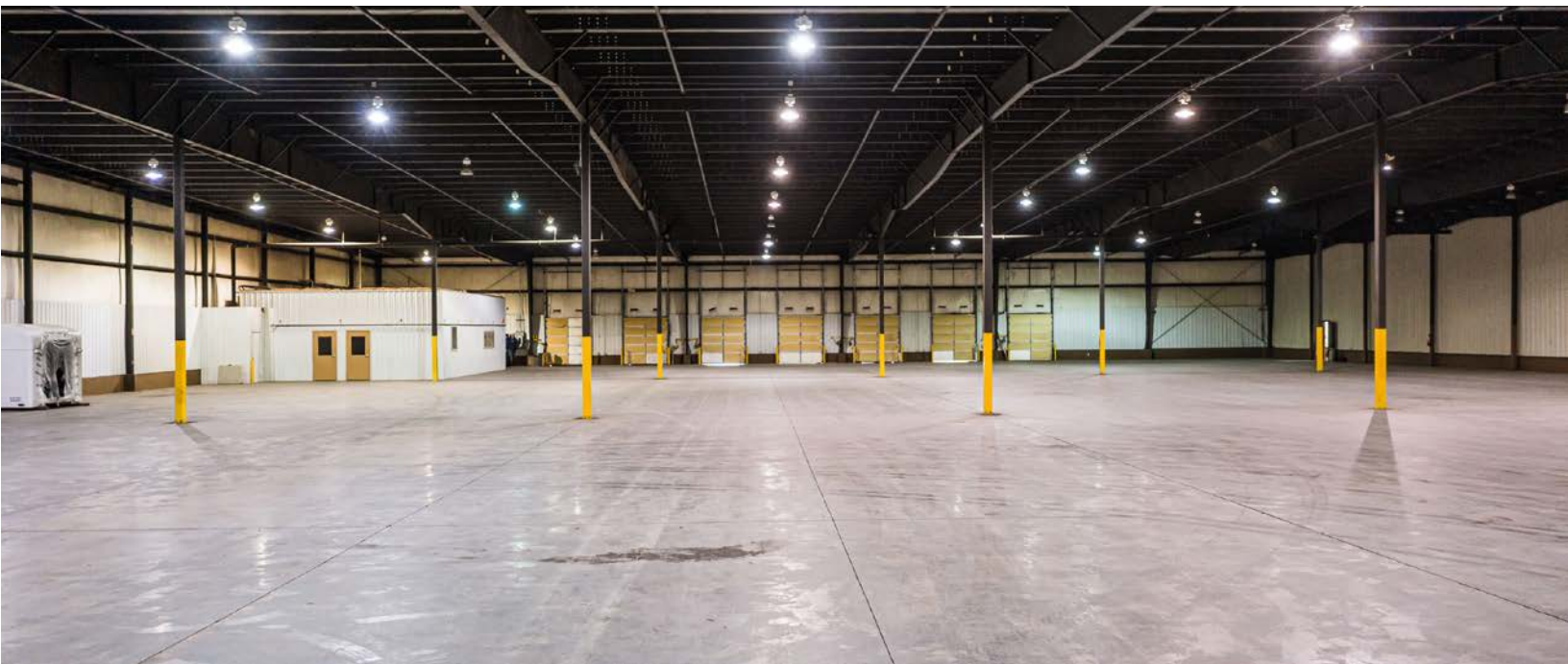
Lincoln Pkwy

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CONTACT US

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