



I-85 Logistics

816 Berry Shoals Dr., Duncan, SC 29334

- **Total Acreage:** 103 Acres Total / 55 Disturbed
- **Square Feet:** 201,634 SF
- **Building Type:** Rear load
- **Building Dimensions:** Approx. 210' deep x 960' long
- **Clear Height:** 32'
- **Truck Court:** 185' deep average
- **Trailer Parking Spaces:** 72 spaces
- **Car Parking spaces:** 196 car spaces including ADA reserved
- **Concrete Slab-on-Grade:** 6" thick Reinforced 4,000 psi concrete
- **Exterior Concrete Truck Court:** 6" thick, 4,000 psi concrete
- **Column Spacing:**
Interior bays: 53'-4" x 50'-0"
Dock bays: 53'-4" x 60'
- **Structural Steel:** Gray tube steel columns, white roof deck and gray joists/girders
- **Roofing:** Mechanically attached 45 mil. Reinforced TPO, single-ply membrane with R-25 insulation
- **Dock Canopy:** Bull nose 47" canopy at dock doors
- **Dock Doors:** Fifty-eight (58) 9' x 10' manual overhead doors
Two (2) 12' x 14' drive-in doors
- **Dock Equipment:** Fifty-eight (58) dock bumpers with interior track and exterior corner guards (48" high - pairs)
- **Paint:** Exterior textured paint with accents
Interior structural columns factory primed and field painted
- **Fire Protection:** ESFR with 150HP fire pump
- **HVAC:** Per Plan
- **Electric Service:** 2000 Amp Service
- **Electric Lighting:** Code minimum
- **Site Lighting:** LED building and pole site lighting (By Others)
- **Asking Rae:**
- **CAM:**