

# SAVANNAH PORT LOGISTICS CENTER

190 Acres on Rail • 300,000 - 2.3 M SF Campus

*Pooler, Georgia*



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# Savannah Port Logistics Center

## INDUSTRIAL CAMPUS HIGHLIGHTS

The Savannah Port Logistics Center is strategically located on 190 acres **ten miles from the Savannah Port** with access to Interstates I-95 and I-16. The **direct connection to dual Class I rail-served** development offers state-of-the-art **crossdock, high cube, and trailer storage** facilities for medium to large users.

## SPECIFICATIONS

SIZE >	<b>300,000–2,300,000 SF</b> (2 Buildings) available for lease
TYPE >	<b>Crossdock</b> configuration with railloading on one side
RAIL >	Direct connection to dual <b>Class I rail (NS, CSX)</b> from <b>Georgia Central Railway</b>
CLEAR HEIGHT >	<b>40' clear height</b> inside the first column line
DOCK DOORS >	<b>633 dock doors</b> (9' x 10')
DRIVE-IN DOORS >	<b>6 drive-in doors</b> (12' x 14')
TRAILER PARKING >	<b>1,598 trailer spots</b> (Expandable)
AUTO PARKING >	<b>569 parking spaces</b>
ROOF >	Single ply, <b>mechanically fastened TPO membrane</b>
FLOOR >	<b>7" reinforced floor</b>
COLUMN SPACING >	<b>54' W x 48'</b> typical column spacing with 60' speed bay
TRUCK COURT >	<b>200 foot truck courts</b>
OFFICE >	<b>Build-to-Suit</b> office
WARRANTY >	60 Mil, <b>20 year NDL warranty</b>
SPRINKLER >	<b>ESFR</b> sprinkler system with fire pump
ELECTRICAL >	<b>6,000 Amps</b> per building

## LOCATION CHARACTERISTICS

INTERSTATE 95 >	<b>2.4 Miles</b>	NEW JERSEY >	<b>768 Miles</b>
INTERSTATE 16 >	<b>3.5 Miles</b>	NEW YORK >	<b>801 Miles</b>
SAVANNAH INT'L AIRPORT >	<b>5.0 Miles</b>	MAIMI >	<b>481 Miles</b>
PORT OF SAVANNAH >	<b>10.2 Miles</b>	CHICAGO >	<b>954 Miles</b>
ATLANTA >	<b>239 Miles</b>	HOUSTON >	<b>956 Miles</b>



## SAVANNAH PORT LOGISTICS CENTER

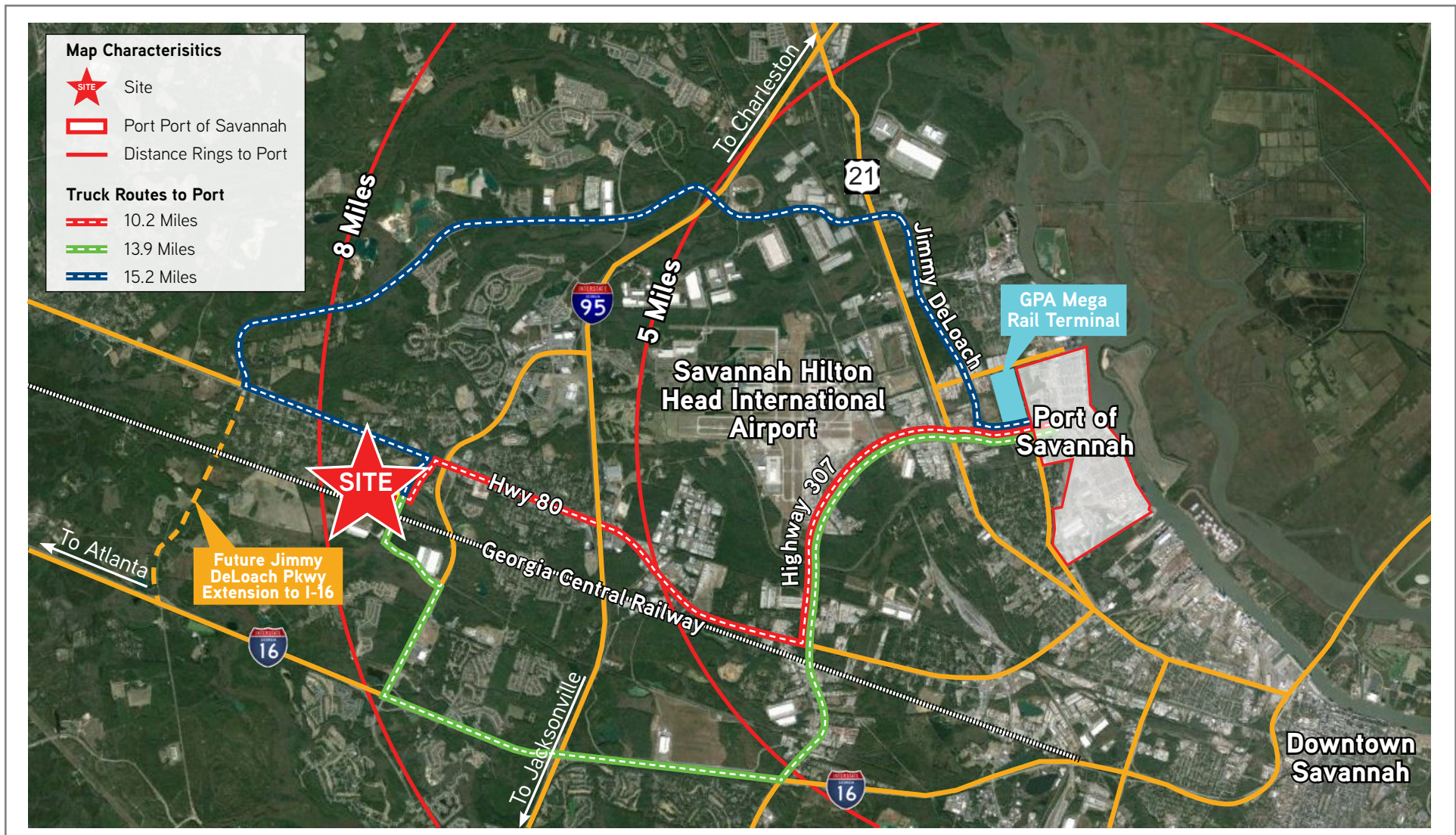
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# Truck & Rail Routes to the Port of Savannah

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# Site Plan



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# Georgia Ports Authority - #1 US Port

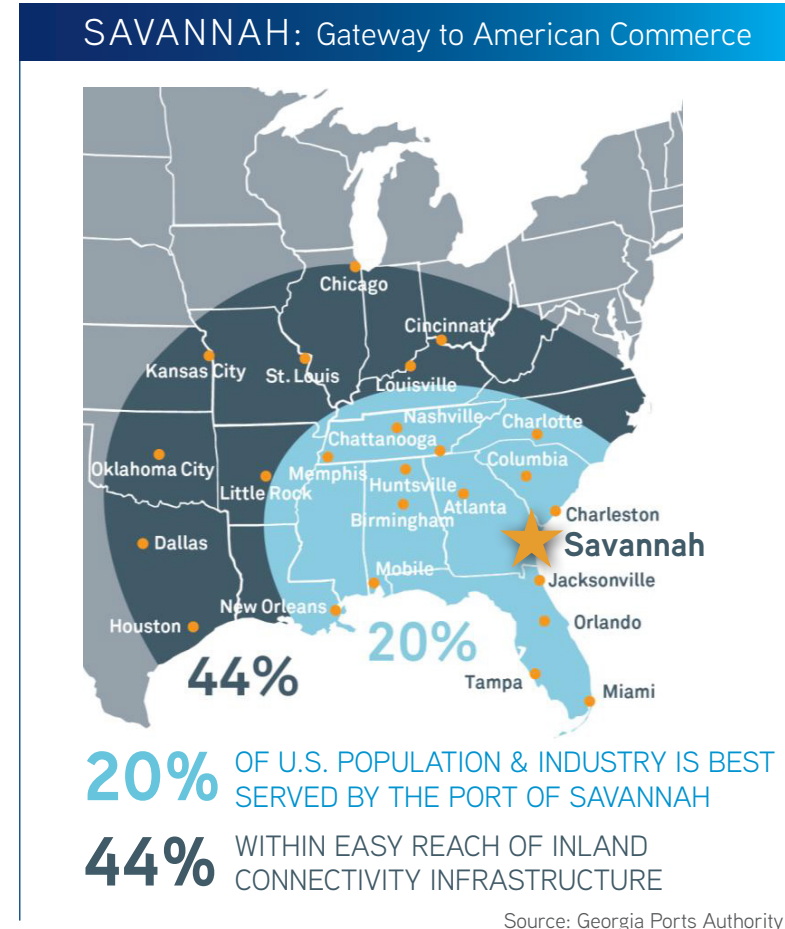
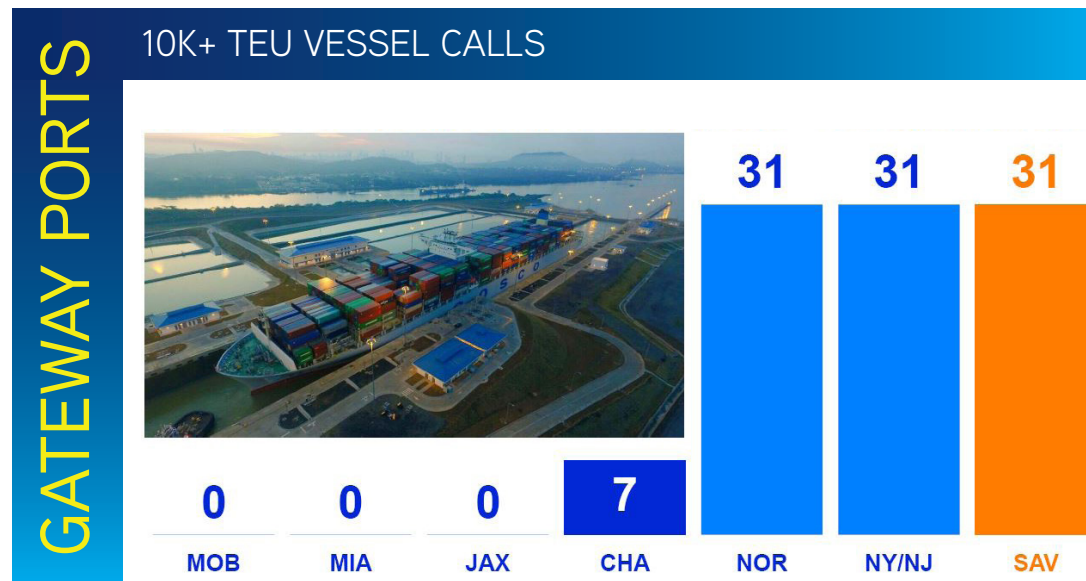
## PORT OF SAVANNAH

Savannah is home to the Port of Savannah the **largest single-container terminal in North America**. Operated by the Georgia Ports Authority and specializing in break bulk, containers, RoRo, heavy-lift and project cargo, the port is comprised of two modern, deepwater terminals: Ocean Terminal and Garden City Terminal.

**The Port of Savannah is the fastest-growing and fourth-largest port in the nation**, with 20% of the U.S. population best served by the port of Savannah.

## FACTS & STATS

- Two Class 1 Railroads with on-dock rail and line haul services (CSX & Norfolk Southern)
- Immediate Access to Two Major Interstates: I-16 (East/West) and I-95 (North/South)
- Four-hour Drive to Major Markets: Atlanta, Orlando and Charlotte
- Largest single-container terminal in North America
- 60% of all vessels calling on Savannah are Neopanamax



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