175 PORTSIDE COURT

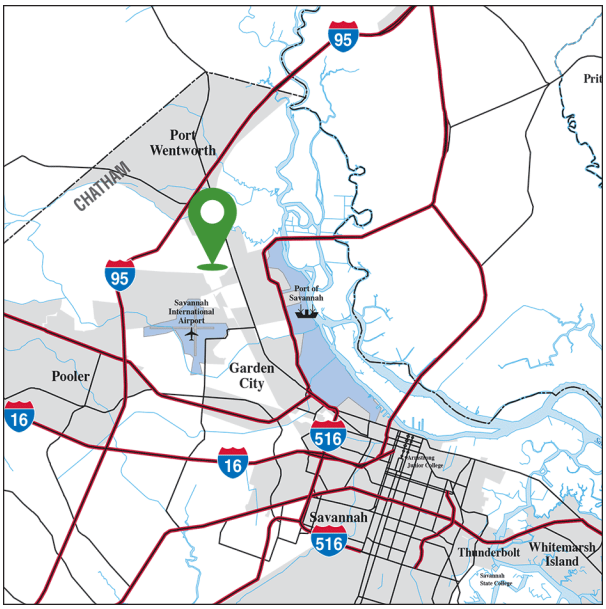
175 Portside Court, Savannah, GA 31407



PROPERTY HIGHLIGHTS

- 322,500 SF available in a 600,000-square-foot, cross-dock warehouse
- 300′ deep
- 25′ clear height at eaves; 31′ clear height at center
- 60′ x 30′ column spacing
- 44 dock-high doors
- 1 drive-in door
- Fenced concrete truck court
- 117 trailer parking spaces
- 94 car parking spaces
- ESFR fire protection
- 1,600-amp electrical service
- 3 air changes per hour
- 4 miles from the Port of Savannah

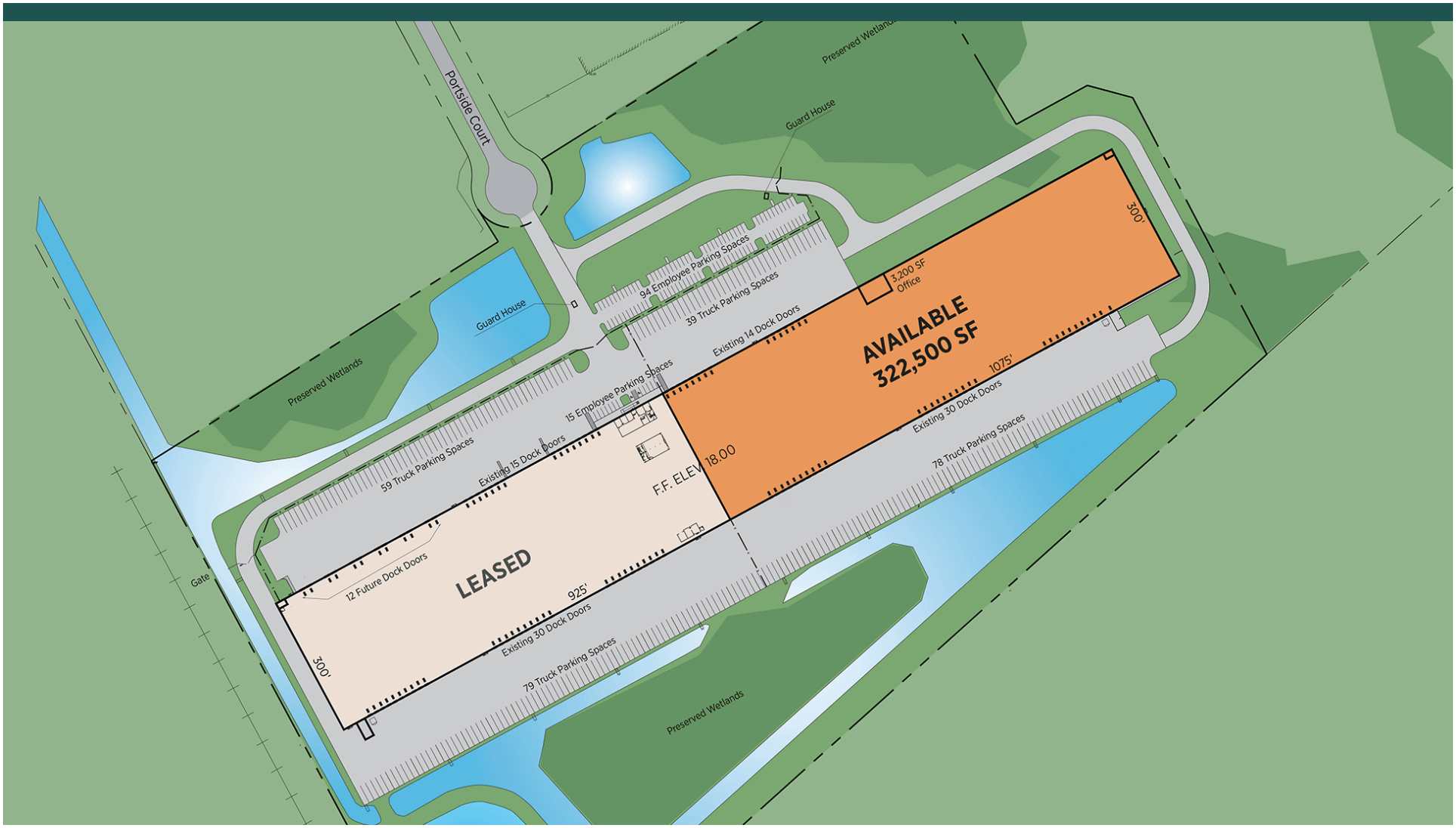
PROPERTY LOCATION



LOCAL MARKET CONTACT
Brian Sutton | 770.638.2605 | brian.sutton@dukerealty.com

175 PORTSIDE COURT

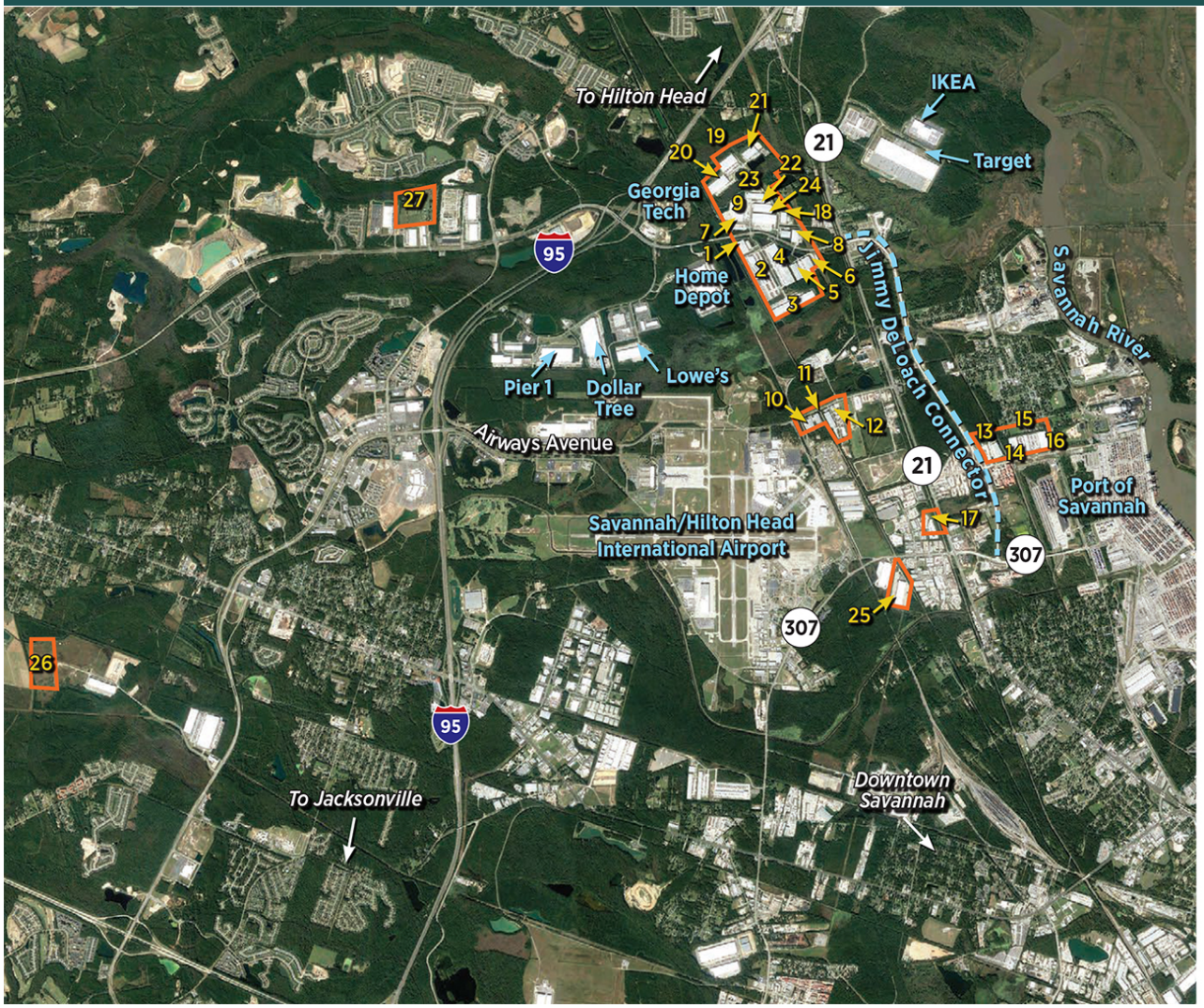
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CROSSROADS (SAVANNAH)

Jimmy Deloach Parkway, Savannah, GA 31407



#	BUILDING ADDRESS	TOTAL BUILDING SIZE
1	151 Portside Court	250,000 SF
2	163 Portside Court	200,000 SF
3	175 Portside Court	600,000 SF
4	150 Portside Court	800,000 SF
5	239 Jimmy Deloach Parkway	216,000 SF
6	235 Jimmy Deloach Parkway	250,200 SF
7	276 Jimmy Deloach Parkway (Proposed)*	181,700 SF
8	246 Jimmy Deloach Parkway	163,500 SF
9	100 Logistics Way	388,500 SF
10	198 Gulfstream Road	150,000 SF
11	194 Gulfstream Road	100,800 SF
12	190 Gulfstream Road	175,000 SF
13	318 Grange Road	195,000 SF
14	250 Grange Road	284,400 SF
15	248 Grange Road	99,000 SF
16	246 Grange Road	262,800 SF
17	15 Aviation Court*	9.63 acres
18	405 Expansion Boulevard	116,250 SF
19	600 Expansion Boulevard	331,800 SF
20	602 Expansion Boulevard	400,000 SF
21	605 Expansion Boulevard	225,000 SF
22	200 Logistics Way	285,000 SF
23	500 Expansion Boulevard	176,000 SF
24	400 Expansion Boulevard	432,600 SF
25	2509 Dean Forest Road	329,396 SF
26	Morgan Business Center 400	1,435,750 SF
27	Jimmy Deloach Parkway (Proposed)*	770,040 SF
TOTAL		7,866,996 SF

*Total SF excludes Proposed Buildings

LOCAL MARKET CONTACT

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