

**NEW MASTER PLANNED
CLASS A LOGISTICS PARK
IN THE I-65 CORRIDOR**



BUILDING 2

4993 ANSON BOULEVARD, WHITESTOWN, IN
279,430 SF
AVAILABLE 4Q 2019



DEVELOPED BY



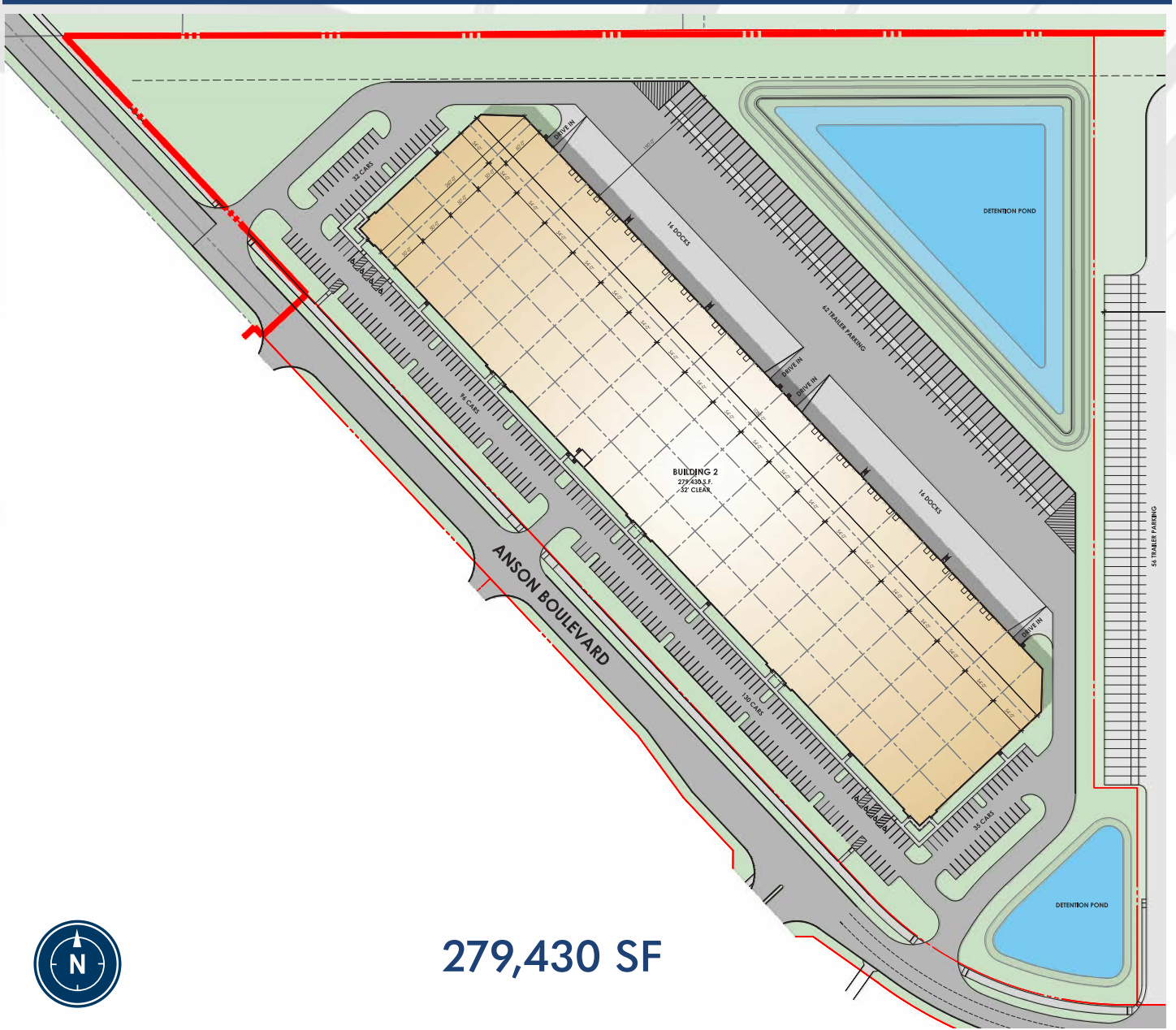
STRATEGIC CAPITAL
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LEASED BY



CUSHMAN &
WAKEFIELD

65COMMERCE PARK | BUILDING 2



279,430 SF

65COMMERCE PARK | BUILDING 2

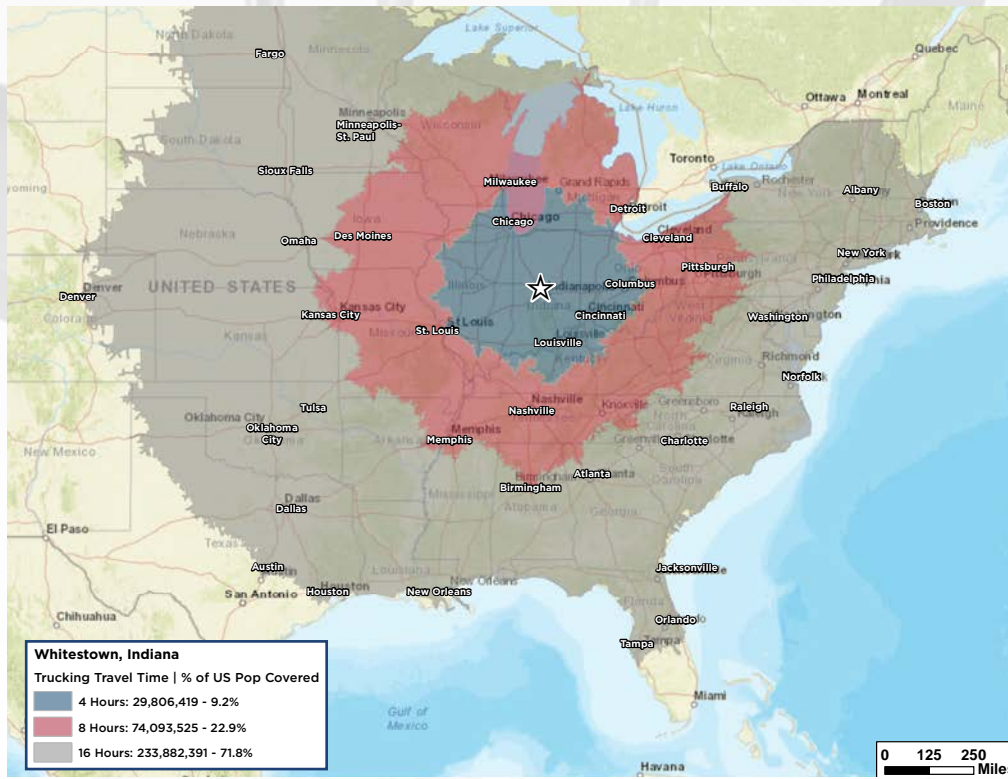


BUILDING SPECS

BUILDING 2 FEATURES

TOTAL SQUARE FEET	279,430 (1080' x 260')	AUTO PARKING	±289
OFFICE AREA	Build-to-suit	TRAILER STORAGE	±62
BAY SPACING	Interior: 50' x 54' Speed: 60' x 54'	SLAB CONSTRUCTION	7" unreinforced, 4,000 psi concrete on aggregate base
CEILING HEIGHT	32'	ROOFING	Mechanically attached .45 mil TPO with R-20 insulation
DOCK DOORS	28 (9' x 10' manual overhead) expandable	HEATING	Indirect gas-fired, air/energy rotation (rack) units
DRIVE-IN DOORS	4 (14' x 14' w/electric operators)	ZONING	I-1 Light Industrial
INTERIOR LIGHTING	Linear LED high bay	SPRINKLER SYSTEM	ESFR
EXTERIOR WALLS	Load-bearing precast concrete panels	TAX ABATEMENT	10-year real property abatement
STRUCTURAL STEEL	Gray tube columns and joists	AVAILABLE	4Q 2019

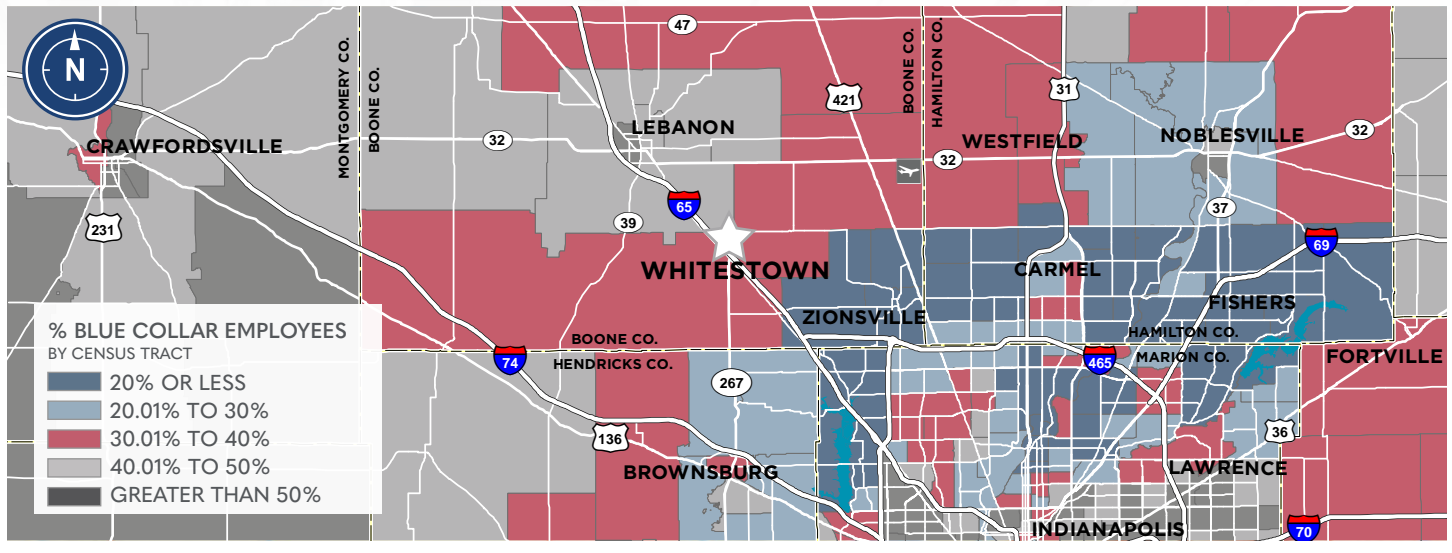
TRUCK TRAVEL TIME



WHITESTOWN INDUSTRIAL OCCUPIERS

Amazon
 Amerisource Bergen
 Brooks
 Cummins
 Daimler
 DHL
 Get Fresh
 GNC
 Home Depot
 Hyperikon
 LaCrosse
 Kuehne + Nagel
 Medco
 Monsanto
 NTN
 Pitney Bowes
 Stephen Gould
 Telamon
 Time Factory Publishing
 Vroom
 Weaver Popcorn
 XPO Logistics

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WHITESTOWN, INDIANA AMENITIES - WHITESTOWN RETAIL DISTRICT



WHITESTOWN, INDIANA

- Fastest growing community in the state of Indiana for the past 7 years in a row
- Conveniently located on the I-65 corridor
- 20-minute drive from downtown Indianapolis
- Less than 30 miles/minutes from Indianapolis International Airport, home of second largest FedEx hub in the world



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