



**FOR LEASE** | **325,467 SF**  
**4799 S EASON BLVD** | **TUPELO, MS**

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**PHOENIX**  
**INVESTORS**

*Opportunity. Execution. Value Creation.*

# PROPERTY DETAILS

## 4799 S EASON BLVD | TUPELO, MS

AVAILABLE SPACE	325,467 SF
WAREHOUSE SPACE	303,599 SF
OFFICE SPACE	20,825 SF
DOCK DOORS	27
GRADE-LEVEL DRIVE-IN DOORS	1
CLEAR HEIGHT	18'
ROOF	Sealed Membrane
WALLS	Brick
FLOORS	Reinforced Concrete
YEAR BUILT	1952 - 1995
FIRE SUPPRESSION	Wet
LIGHTING	Fluorescent, Incandescent, & Some LED
PARKING	524 Surface Spaces
LAND AREA	41.71 Acres
ZONING	MUE-2: Mixed-Use Employment
PARCEL ID	113J-07-058-00

# PROPERTY HIGHLIGHTS



**100% AIR CONDITIONED**



**SECURITY GATES & CHAIN LINK FENCING**



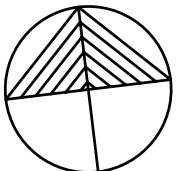
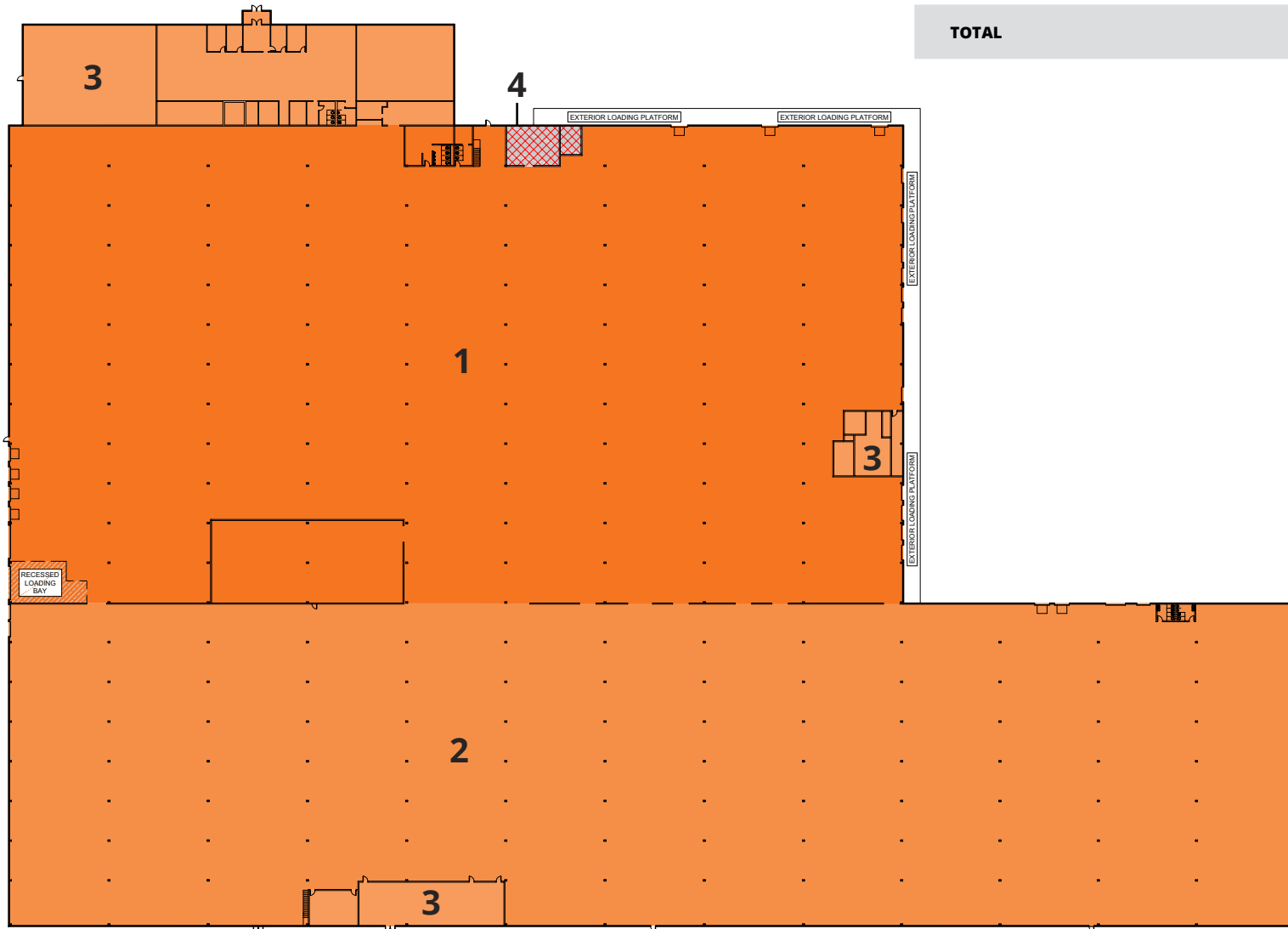
**SECURITY CAMERAS**



# FLOOR PLAN

4799 S EASON BLVD | TUPELO, MS

NUMBER	AVAILABILITY	COLUMN SPACING	CLEAR HEIGHT	SQUARE FEET
1	WAREHOUSE	24' x 60'	18'	153,985 SF
2	WAREHOUSE	24' x 60'	18'	149,614 SF
3	OFFICE	N/A	9'	20,825 SF
4	MECHANICAL	N/A	N/A	1,043 SF
<b>TOTAL</b>				<b>325,467 SF</b>



# SITE PLAN

4799 S EASON BLVD | TUPELO, MS



# LOCATION MAP

4799 S EASON BLVD | TUPELO, MS

I-22	5 MILES
MEMPHIS, TN	118 MILES
BIRMINGHAM, AL	139 MILES
HUNTSVILLE, AL	144 MILES
NASHVILLE, TN	203 MILES

