


+/- 14,960 SF Truck Terminal | 24 Docks | 125+ Trailer Spaces | 14.01 Acres



For Lease

38 Kripes Road, East Granby, Connecticut

First Cass Truck Terminal / Cross Dock Facility with Abundant Trailer Parking

 **JLL** SEE A BRIGHTER WAY

38 Kripes Road

East Granby, Connecticut

Property Overview

38 Kripes Road is a first class truck terminal / cross dock facility totaling 14,960 SF on 14.01 acres and adjacent to Bradley International Airport. The facility features 24 loading docks (cross docked), 125+ trailer spaces, a fully lit parking area and gated access/egress.

Property specifications

- 14,960 SF truck terminal on 14.01 acres
- Building Dimensions - 80' x 187'
- 14'-16' clear height
- 24 docks - 8' x 10'
- 22' x 40' column spacing
- 125+ paved trailer spaces
- Gated access / egress
- 400 amps @ 120/208v of power
- Carbon monoxide sensors
- Warehouse exhaust fans
- Wet sprinkler system

Advantages and Amenities

- Adjacent to Bradley International Airport
- Proven industrial location
- Convenient access to Route 20 & I-91

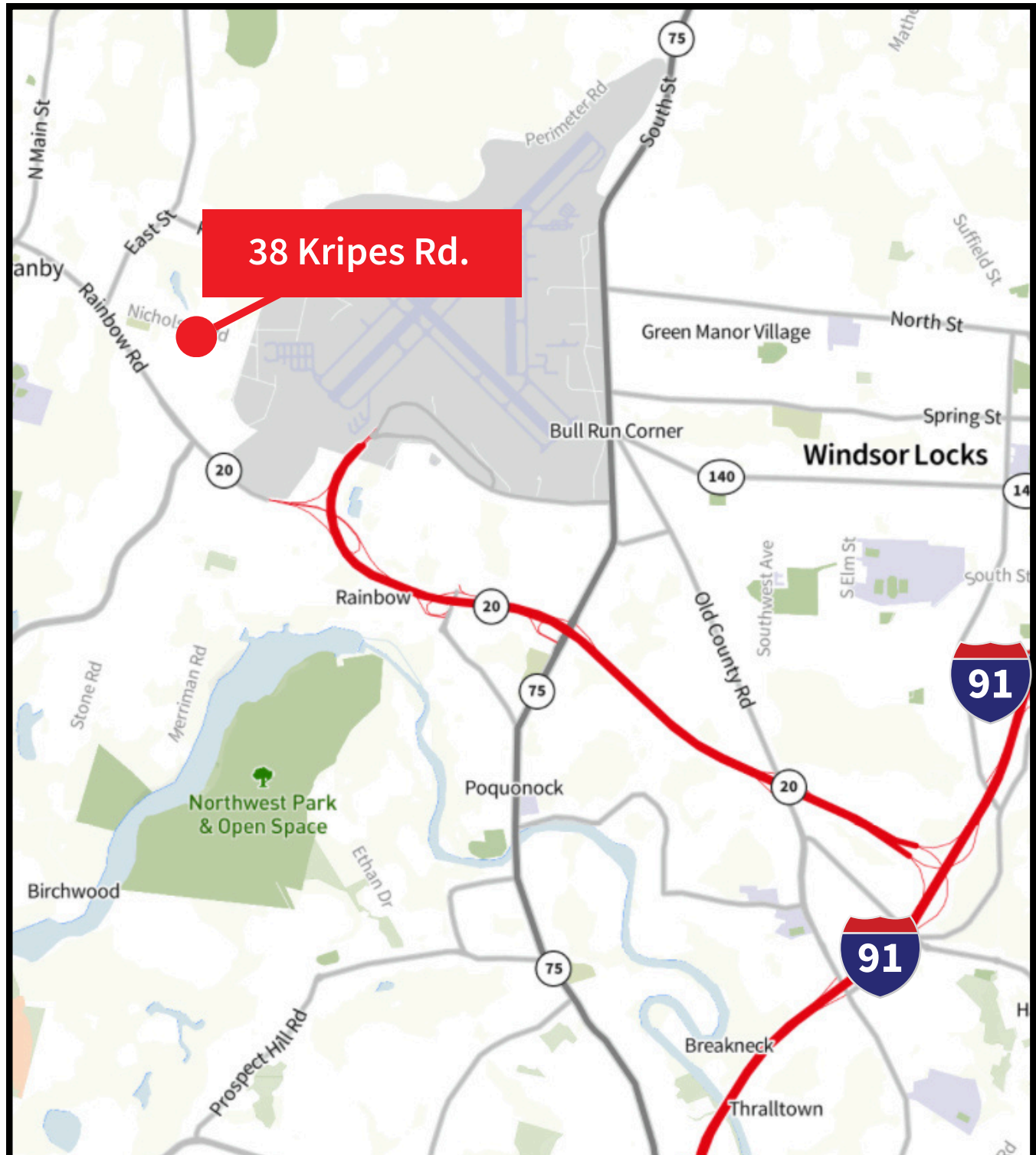
Asking Lease Rate: Call for Details



Proven Logistics Location

38 Kripes Road is conveniently located less than 5 miles from I-91 at Exit 40 in a proven industrial/ logistics location. Logistics neighbors include air cargo carriers at Bradley International Airport, Amazon, Walgreens, Eversource, Dollar Tree, FedEx, and UPS.

Adjacent to Bradley International Airport with convenient access to Route 20 & I-91



Thank You

JLL

Shawn P. McMahon

Managing Director

shawn.mcmahon@jll.com

+1 860 214 2828

Jones Lang LaSalle Americas, Inc.

90 State House Square, 11th Floor

Hartford, Connecticut 06103