



**7612 DRAGSTRIP RD,
FAIRVIEW, IN 37062**



PROPERTY HIGHLIGHTS

- +15,120 SF Industrial/Flex Building
- +4.71 AC Total Site Area
- Secure, Fenced & Gated Yard
- 3 Drive-In Loading Bays
- 1 Dock-High Door (Potential)
- Power: Heavy 3-Phase (verify)
- Immediate Access to HWY 96 & I-40 (Exit 182)
- Visible to over 36,000 VPD on I-40



CONTACT BROKER

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LOCATION ADVANTAGE

**STRATEGICALLY
POSITIONED**
for Logistics & Services

**DIRECT ACCESS
ACCESS**
to Regional Arteries

**SUPPORTED
MSA GROWTH**