

For Lease

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Stage Industrial Park
Memphis, TN 38133

Square-Foot Available:

12,500 SF



Park includes
service center/flex
industrial product



Multi-tenant &
divisible depending
on the design



Surrounded
by numerous
amenities



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Property Overview

Building	Suite #	Size (SF)	Office (SF)	Clear Height	Dock Doors	Drive-in Doors	Comments
7850 Stage Hills Boulevard	102-106	12,500	2,150	16'	5		



Building Amenities

- All nine (9) buildings are service center/flex industrial product
- Each building is multi-tenant & divisible depending on the design
- There is a range of product-type with dock-high doors, drive-in doors, or a combination of both
- Across the portfolio, we have clear heights from 14'-19'+, various building depths, office buildouts and electrical capacities
- Parking is 2/1,000 SF throughout the park. Random additional spaces to be used on per deal basis
- Convenient to I-40, Downtown Memphis and the FedEx & UPS hub facilities
- Directly across from St. Francis Hospital Bartlett and just minutes from numerous amenities including Wolfchase Galleria, restaurants, and hotels

Demographic Profile



2024 Population

(2 Miles)	(5 Miles)	(10 Miles)
20,639	151,786	386,115



Total 2024 Households

(2 Miles)	(5 Miles)	(10 Miles)
7,668	58,713	148,663



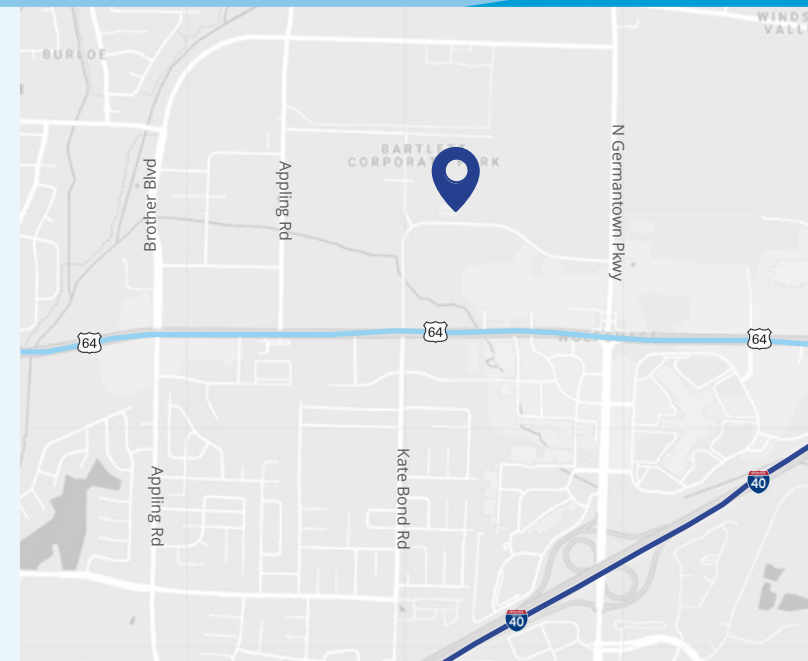
Average Household Income

(2 Miles)	(5 Miles)	(10 Miles)
\$90,072	\$90,627	\$99,652

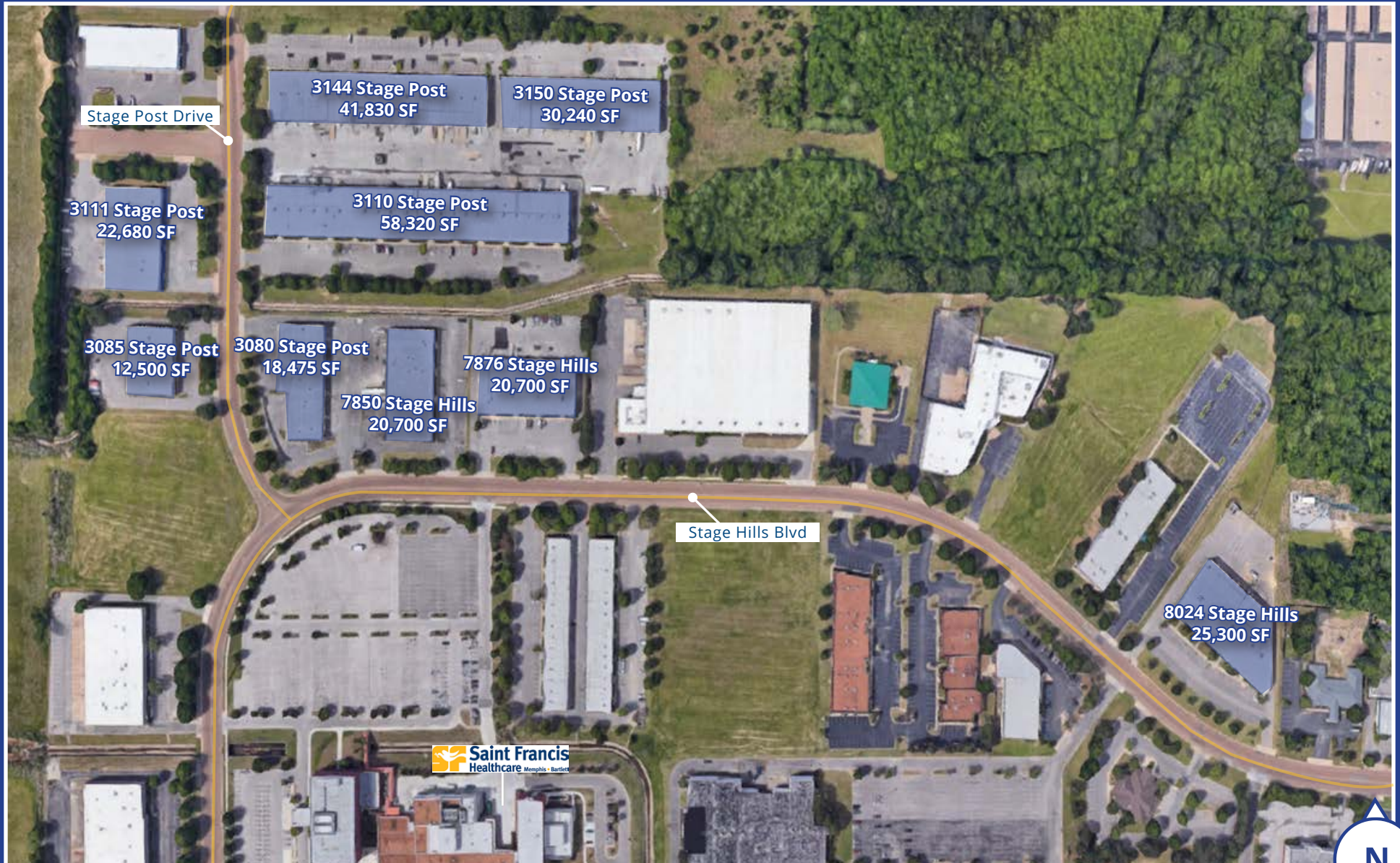


Total Businesses/Employees

(2 Miles)	(5 Miles)	(10 Miles)
1,770/20,494	6,777/62,302	21,548/193,006



Aerial





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