

# BUILDING 15

1655 MARTY ROBBINS DRIVE

**SPEEDWAY**  
INDUSTRIAL PARK

DEVELOPMENT BY:  
PANATTONI®



Speedway Industrial Park is a 1,400-acre logistics & bulk distribution park developed by Panattoni Development Company in Wilson County, Tennessee.

## HIGHLIGHTS

- Building 15 - 400,064 SF (divisible to 200,000 SF)
- 6,133 SF spec office
- Projected delivery 12/1/25
- Direct access to I-840 (12 miles to I-40 / 13 miles to I-24)
- Excellent opportunity to draw labor from multiple surrounding counties
- Proven area for E-Commerce
- Dedicated and controlled interchange at I-840 and Bill France Boulevard
- Ideal campus for large corporate users with attractive incentive opportunities and tax rates
- 14 million SF development potential; buildings ranging from 100,000 SF to 2,000,000 SF

**Mike Brandon**  
615-509-8167  
mbrandon@proventure.com

**Brian Camp**  
615-308-2708  
bcamp@proventure.com

**Jess Andrews**  
615-504-7504  
jandrews@proventure.com

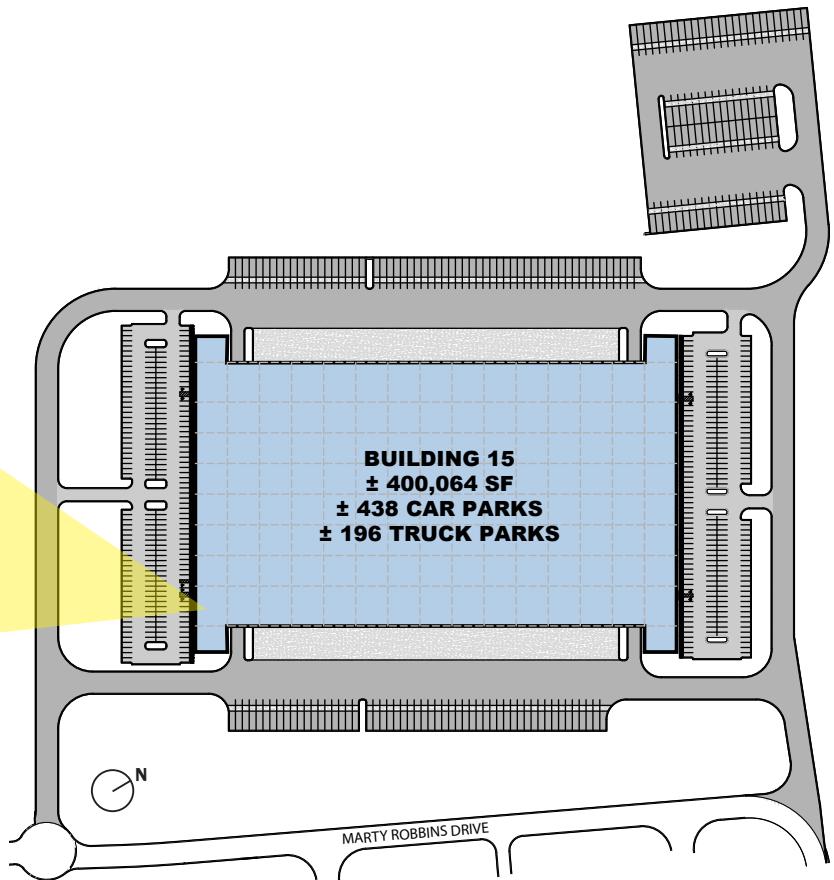
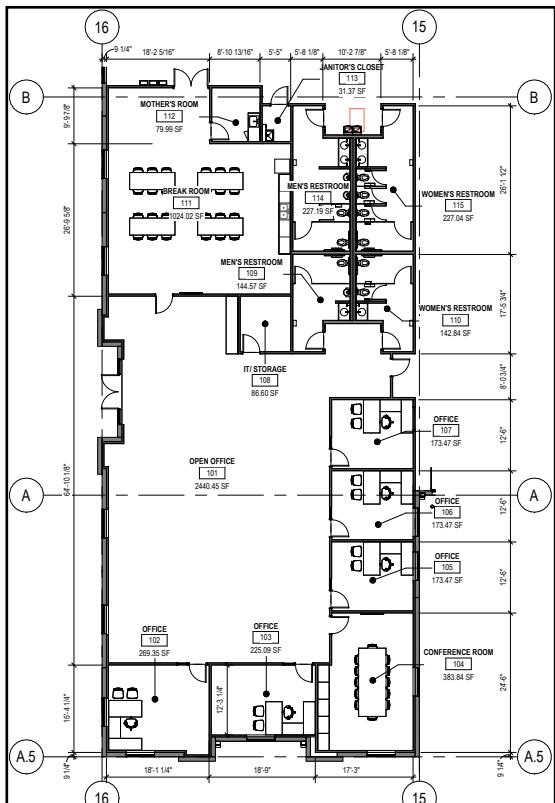
**PROVENTURE**  
LEASING FIRM

**PANATTONI®**  
DEVELOPER

# BUILDING 15 HIGHLIGHTS

1655 MARTY ROBBINS DRIVE

**SPEEDWAY**  
INDUSTRIAL PARK  
DEVELOPMENT BY:  
PANATTONI®



## GENERAL DESIGN SPECIFICATIONS

<b>Construction Type</b>	Concrete tilt wall
<b>Office</b>	6,133 spec office
<b>Ceiling Height</b>	40' clear height
<b>Floor</b>	7" unreinforced 4,000 psi sealed concrete slab
<b>Column Spacing</b>	54' x 56' typical; 70' staging bay
<b>Sprinkler</b>	ESFR sprinkler system
<b>Loading</b>	79 dock-high doors (9'x10'); 4 ramp access doors (12'x14')
<b>Interior Lighting</b>	LED w/motion sensors (25 FC @ 36" AFF)
<b>Truck Court</b>	185' with 60' concrete apron
<b>Roof</b>	Single-ply, white, TPO roof with R-20 insulation
<b>Heating</b>	High efficiency Cambridge space heaters
<b>Ventilation</b>	Roof-mounted fans; 3 air-changes per hour
<b>Dock Packages</b>	Build-to-Suit
<b>Car Parking</b>	± 438 spaces
<b>Trailer Parking</b>	± 196 spaces



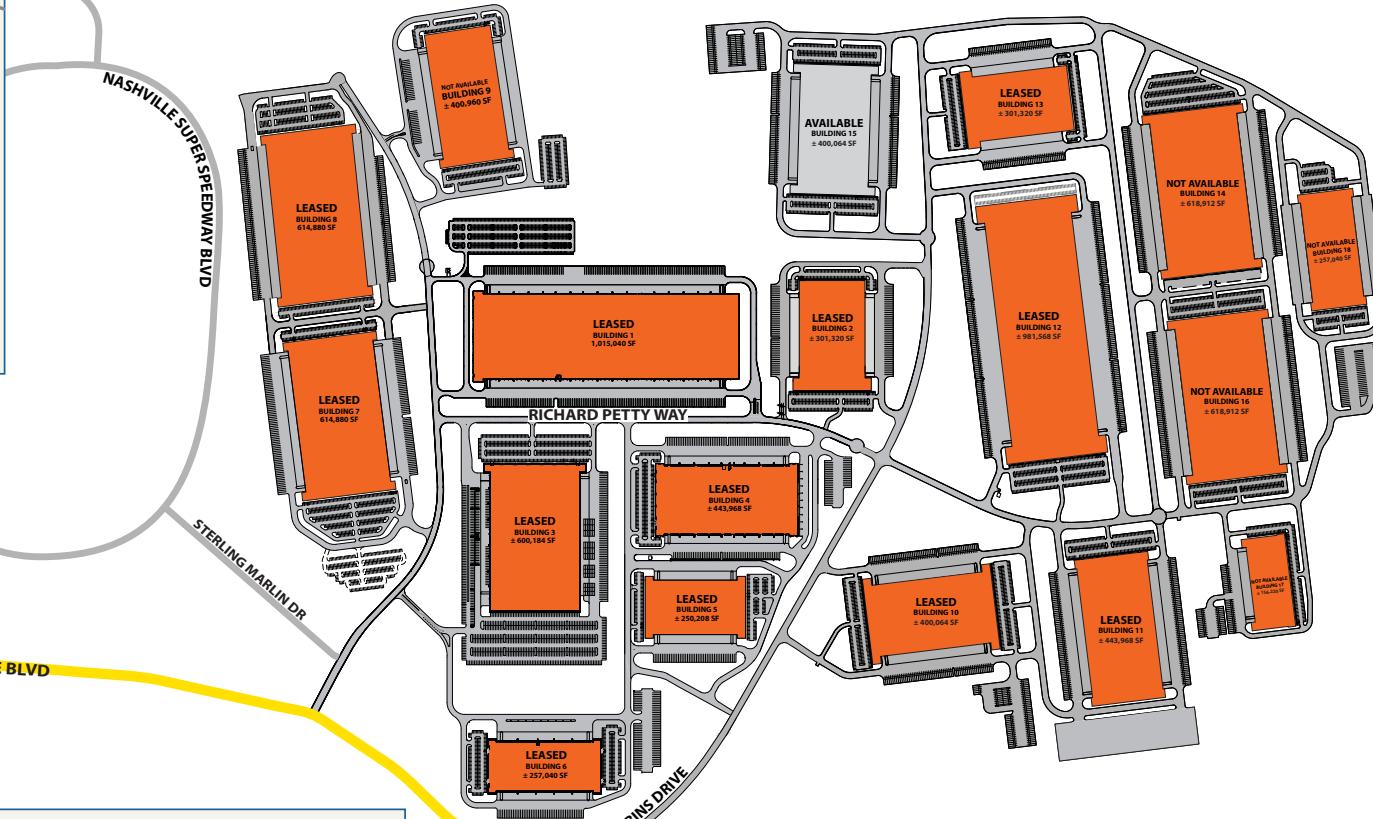
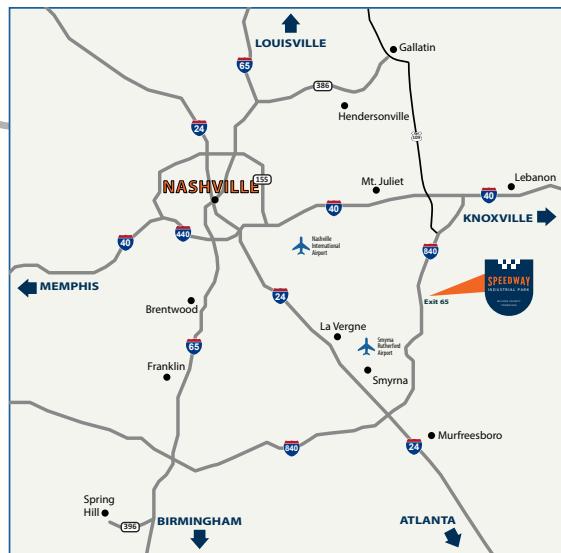
# PARK MASTER PLAN

# SPEEDWAY

INDUSTRIAL PARK

DEVELOPMENT BY:  
PANATTONI®

## LOCATION MAP



## SPEEDWAY INDUSTRIAL PARK

1,400 acres / 14M SF potential

BUILDING 1	± 1,015,040 SF	BUILDING 7	± 614,880 SF
BUILDING 2	± 301,320 SF	BUILDING 8	± 614,880 SF
BUILDING 3	± 600,184 SF	BUILDING 9	± 400,960 SF
BUILDING 4	± 443,568 SF	BUILDING 10	± 400,064 SF
BUILDING 5	± 250,208 SF	BUILDING 11	± 443,968 SF
BUILDING 6	± 257,040 SF	BUILDING 12	± 981,568 SF

\* Buildings 14 and 16 can be combined up to 1.2 MSF.

BUILDING 13	± 301,320 SF
BUILDING 14*	± 618,912 SF
BUILDING 15	± 400,064 SF
BUILDING 16*	± 618,912 SF
BUILDING 17	± 156,220 SF
BUILDING 18	± 257,040 SF

PROVENTURE

PANATTONI®

## NASHVILLE: #7 Hottest Job Market in the Country

*Nashville MSA has experienced a job growth of 30.65% over the past decade.*

*- 2024 Wall Street Journal*



For information, please contact:

### Mike Brandon

615-509-8167

[mbrandon@proventure.com](mailto:mbrandon@proventure.com)

### Brian Camp

615-308-2708

[bcamp@proventure.com](mailto:bcamp@proventure.com)

### Jess Andrews

615-504-7504

[jandrews@proventure.com](mailto:jandrews@proventure.com)

# PROVENTURE

7101 Executive Center Drive, Suite 123

Brentwood, Tennessee 37027

615-377-0909

[proventure.com](http://proventure.com)

*The information contained herein is believed to be reliable but is not warranted as to the accuracy and may change or be updated without notice. ProVenture, LLC makes no representation as to said information and recommends you complete independent research. Any projections, assumptions, or estimates used are for example only and do not represent the current or future performance of the property.*