

FOR LEASE | 78,452 SF

470 4TH ST SOUTHEAST | CLEVELAND, TN

ROBERT KRIEWALDT 920-915-9746 | ROBERT@PHOENIX3PL.COM

PHOENIX
LOGISTICS
Strategic Real Estate. Applied Technology. Tailored Service.

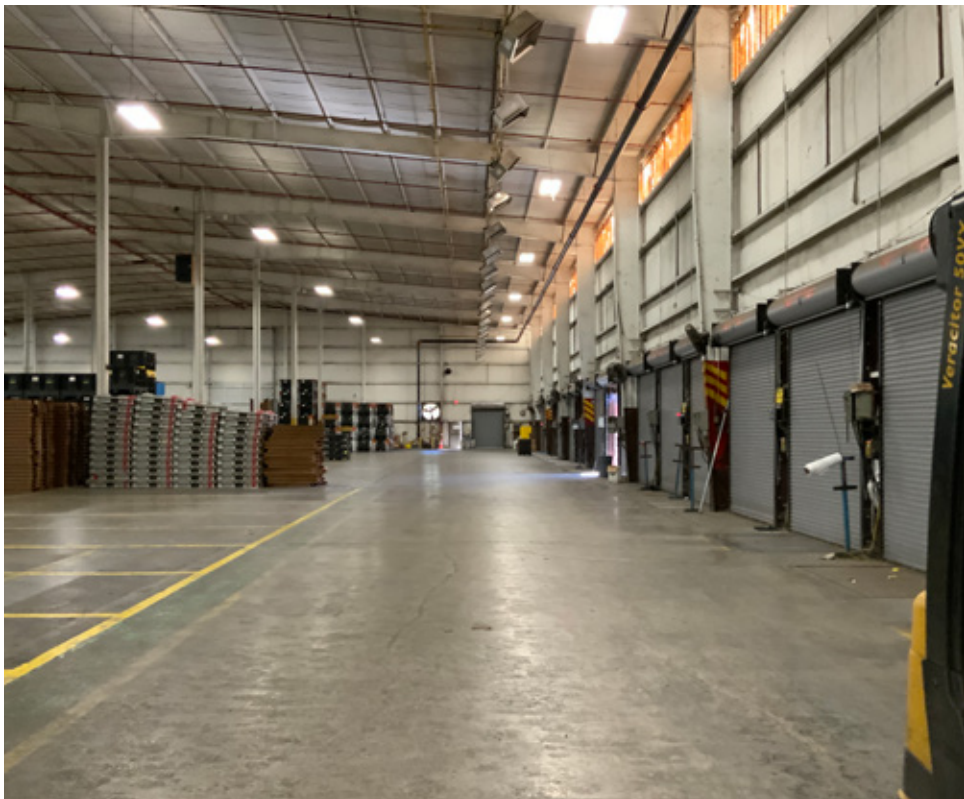
This document has been prepared by Phoenix Investors for advertising and general information only. Phoenix Investors makes no guarantees, representations, or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy, and reliability.

PROPERTY DETAILS

470 4TH ST SOUTHEAST | CLEVELAND, TN

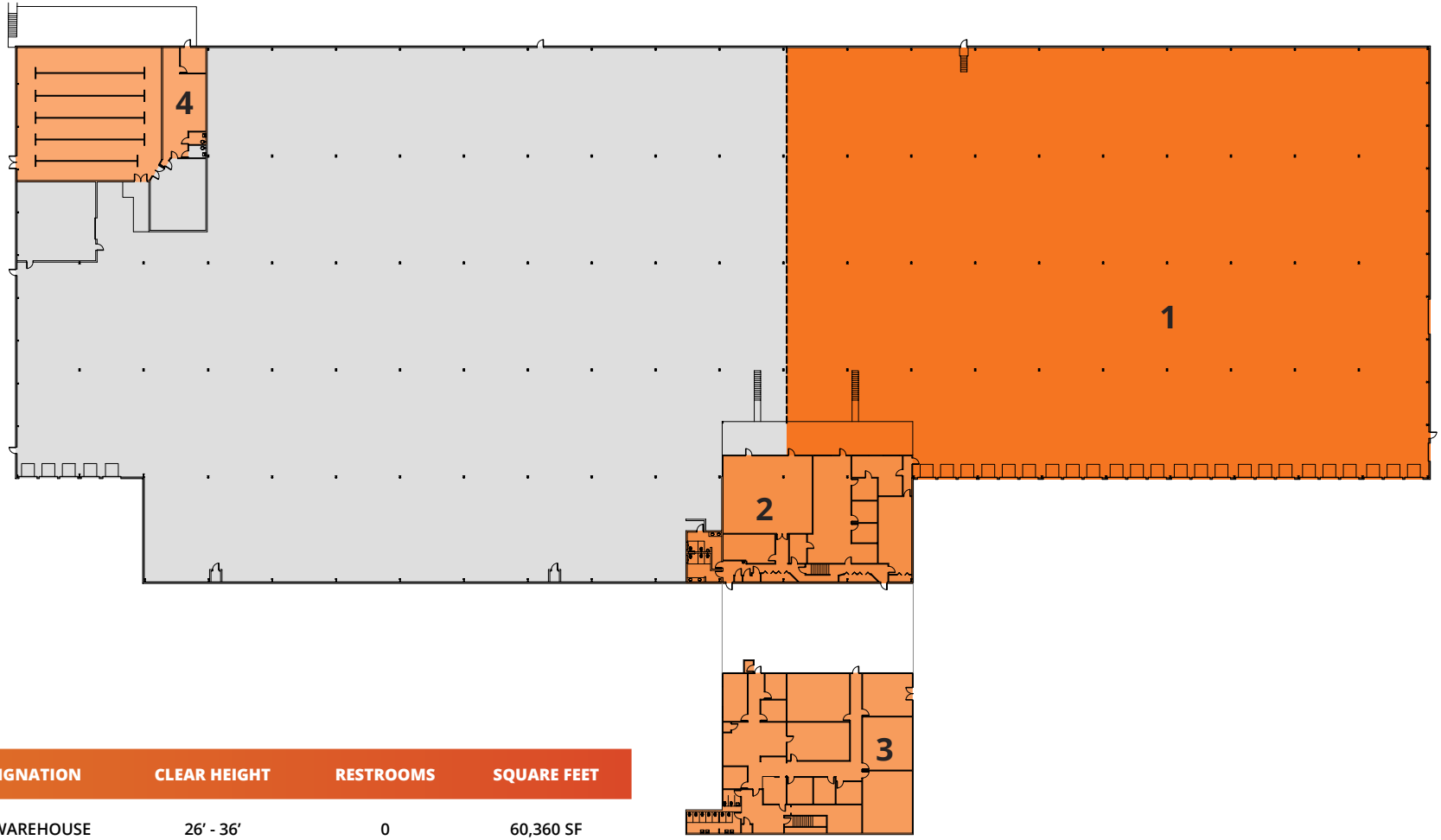
AVAILABLE SPACE	78,452 SF
WAREHOUSE SPACE	60,360 SF
LAB SPACE	5,356 SF
OFFICE SPACE	12,736 SF
DOCK DOORS	24
DRIVE-IN DOORS	1
CLEAR HEIGHT	25’ 6” – 35’ 8”
ROOF	Steel, Pitched
WALLS	Metal
YEAR BUILT	1985
FIRE SUPPRESSION	100% Wet
POWER	277/480-Volt, 3-Phase, Four-Wire
PARKING	100 Surface Spaces
LAND AREA	5.44 Acres
ZONING	IH - Heavy Industrial
PARCEL ID	057D-S001.00-000 | 057E-C-013.00-000
OPEX ESTIMATE	**$0.49/SF**





FLOOR PLAN

470 4TH ST SOUTHEAST | CLEVELAND, TN

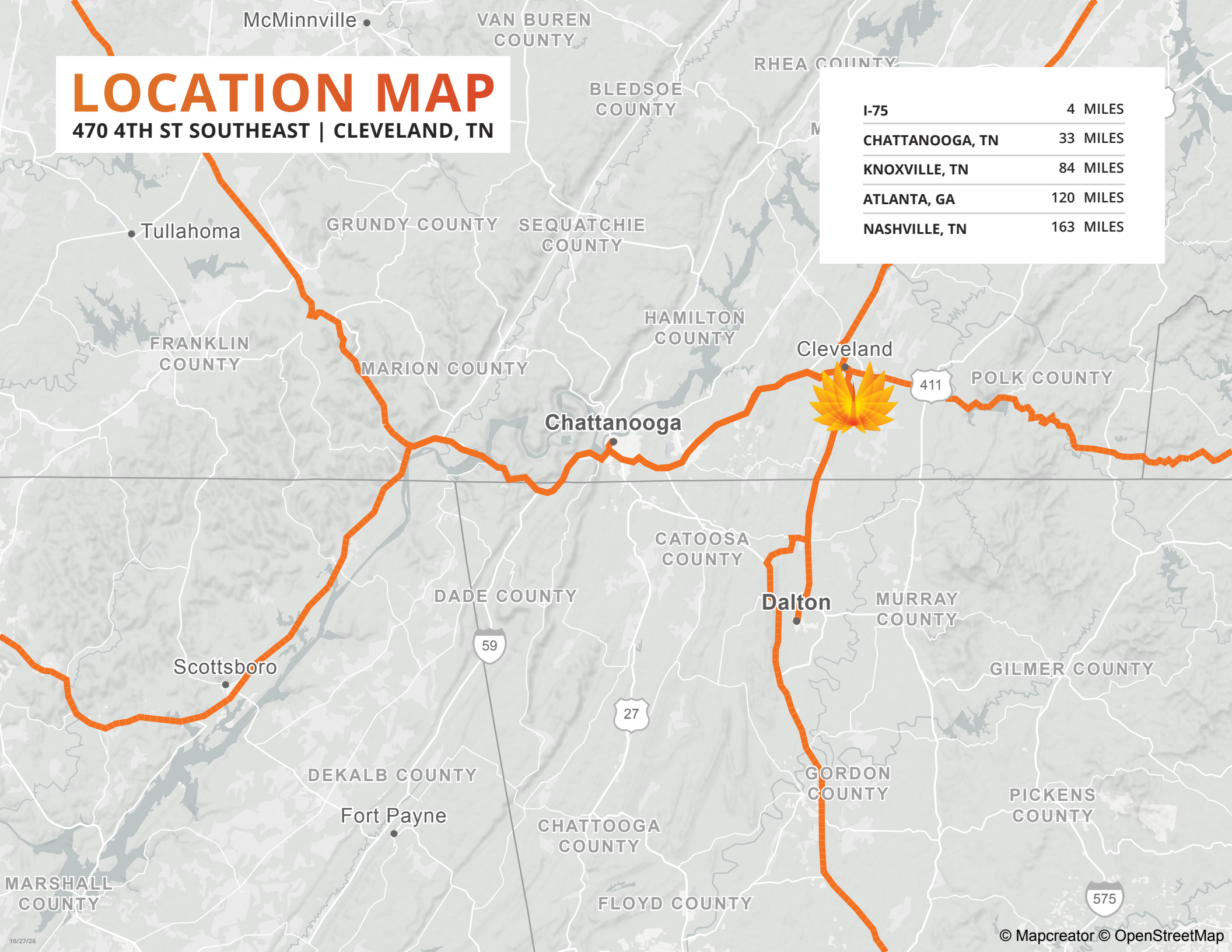


NUMBER	SPACE DESIGNATION	CLEAR HEIGHT	RESTROOMS	SQUARE FEET
1	AVAILABLE WAREHOUSE	26' - 36'	0	60,360 SF
2	AVAILABLE FIRST FLOOR OFFICE	DROP CEILING	2	5,743 SF
3	AVAILABLE SECOND FLOOR OFFICE	DROP CEILING	2	6,993 SF
4	AVAILABLE LAB	DROP CEILING	1	5,356 SF
TOTAL				**78,452 SF**

LOCATION MAP

470 4TH ST SOUTHEAST | CLEVELAND, TN

I-75	4 MILES
CHATTANOOGA, TN	33 MILES
KNOXVILLE, TN	84 MILES
ATLANTA, GA	120 MILES
NASHVILLE, TN	163 MILES



10/27/26

© Mapcreator © OpenStreetMap