



PROVENTURE

PANATTONI®



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

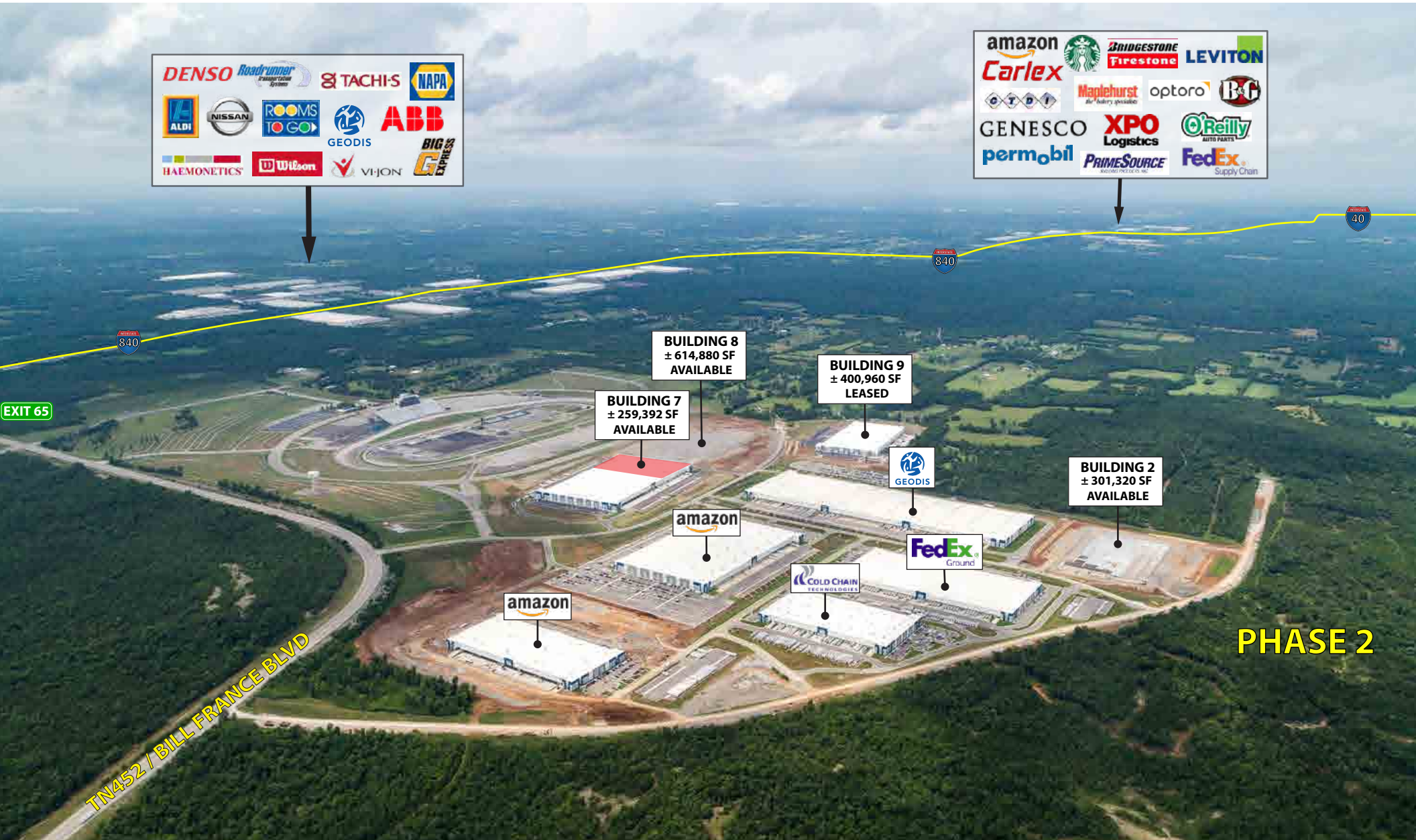
Speedway Industrial Park presents an unmatched opportunity for users seeking a scalable, flexible and accessible site for bulk distribution, warehouse and light manufacturing facilities. The existing infrastructure, utilities and zoning supports accelerated construction schedules and speed-to-market potential.

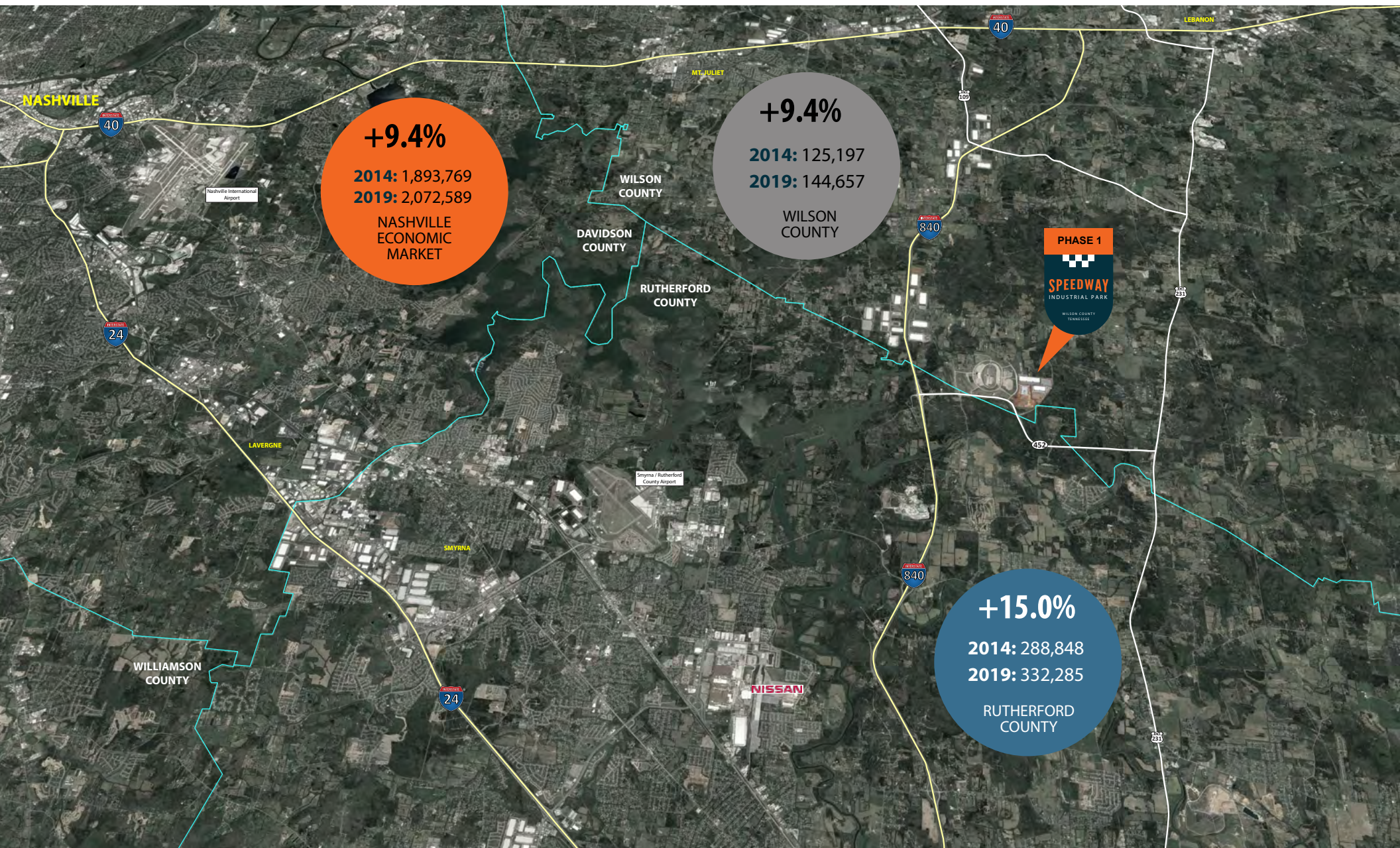
HIGHLIGHTS

- Direct access to I-840 (13 miles to I-40 and I-24)
- Located in the rapidly growing communities of both Wilson and Rutherford counties
- Proven area for E-Commerce
- Dedicated and controlled interchange at I-840 and Bill France Boulevard
- Blank canvas for large corporate users with attractive incentive opportunities
- 14 million SF development potential; buildings ranging from 200,000 SF to 2,000,000 SF
- Excellent opportunity to draw labor from multiple surrounding counties

LOCATION AERIAL

Aerial: 7/12/2021



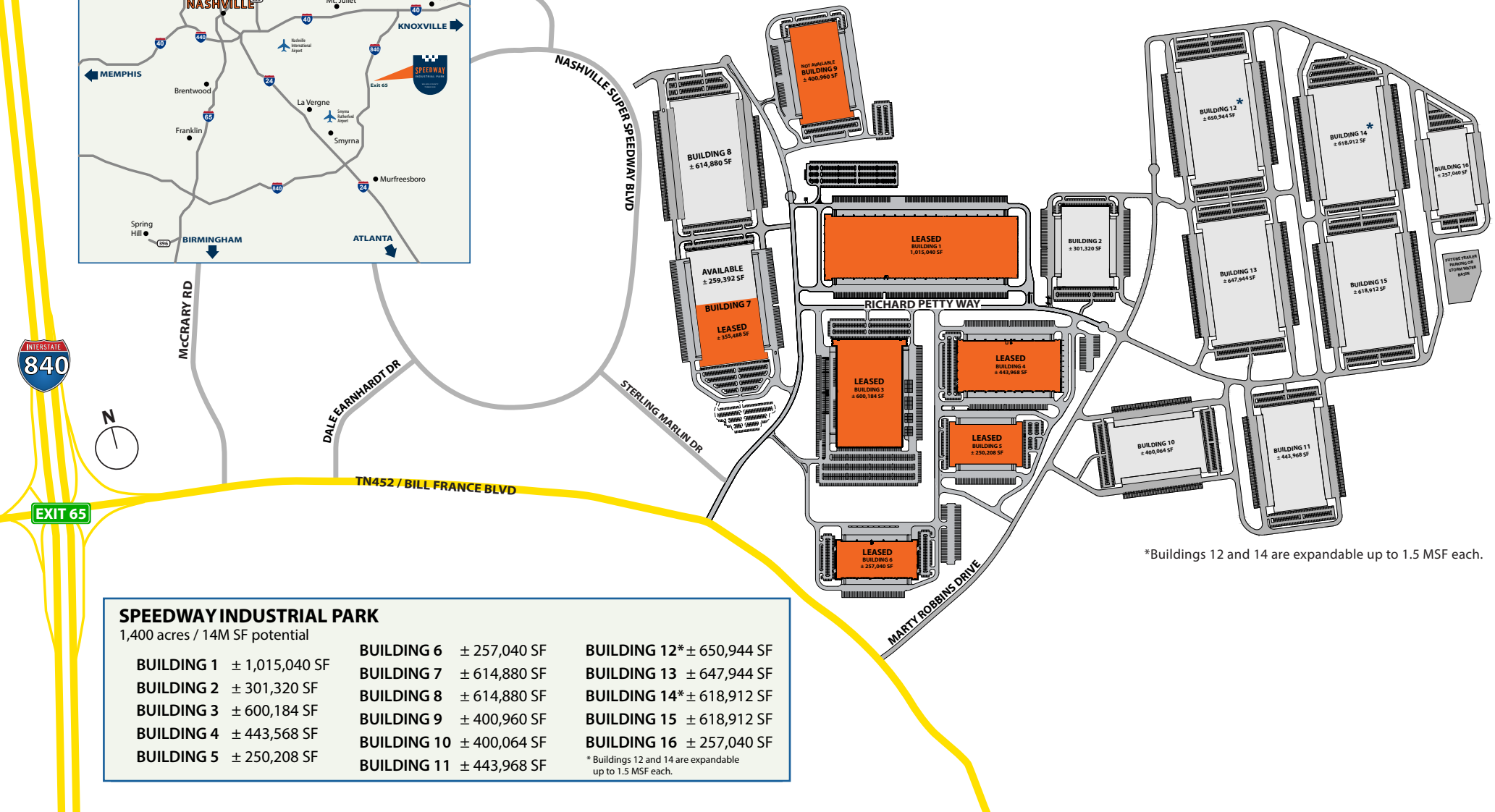


PARK MASTER PLAN

SPEEDWAY INDUSTRIAL PARK

DEVELOPMENT BY:
PANATTONI®

LOCATION MAP



NASHVILLE: JOB GROWTH in the TOP 5% of ALL METRO AREAS in the COUNTRY

*Nashville MSA has experienced a job growth of 26%
over the past decade.*

-US Census 2018

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