

# LEGACY PARK

## MASTER PLAN

MS-302/Goodman Rd at Polk Ln | Olive Branch, MS

4.2M Square Feet

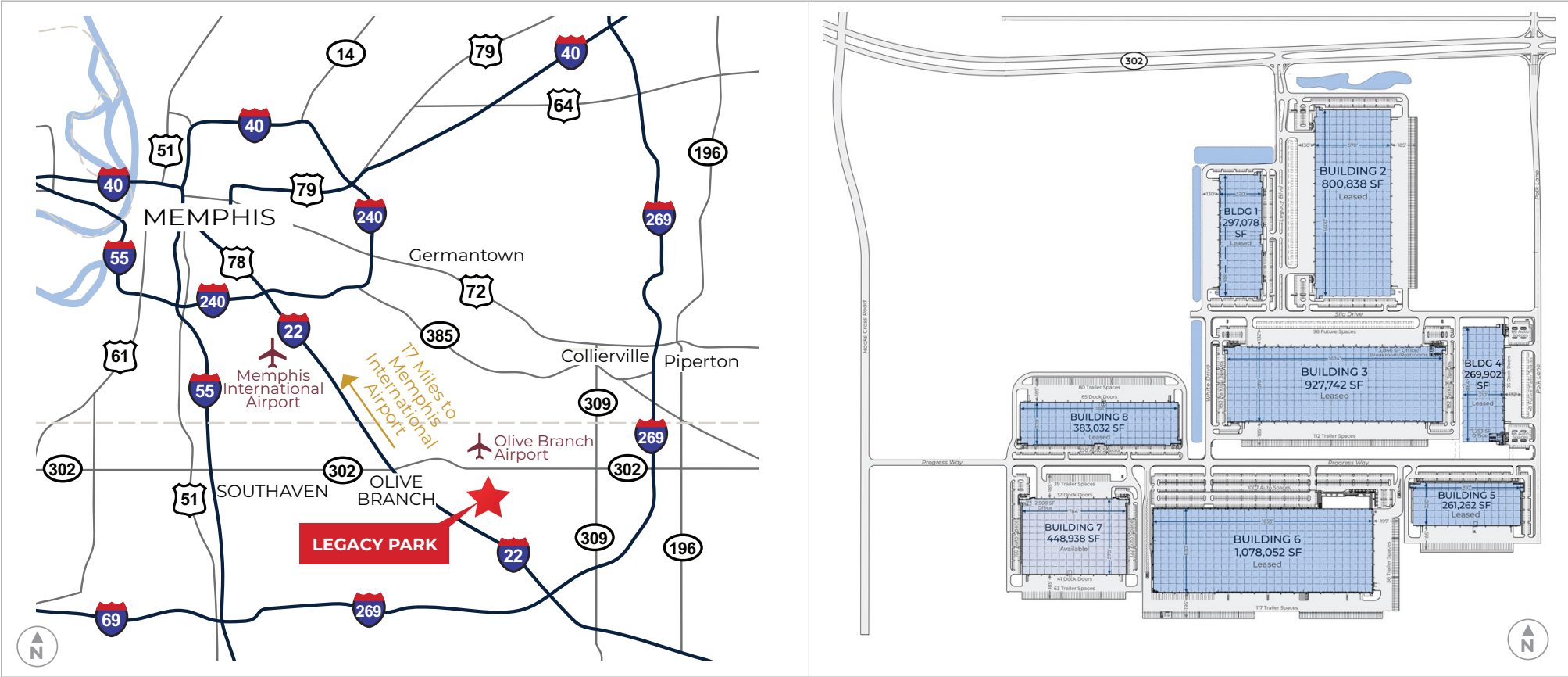
Legacy Park is a Class A logistics park located on 266 acres in DeSoto County. This eight building project sits along the frontage of MS-302/Goodman Road providing direct highway access and direct access to Polk Lane.



# LEGACY PARK | MASTER PLAN

MS-302/GOODMAN RD AT POLK LN | OLIVE BRANCH, MS

## PROPERTY OVERVIEW



448,942 SF available



TPO roof



Single and cross-dock loading



32' – 36' clear heights



LED lighting



185' – 197' truck courts



ESFR sprinkler system

### Development



### TODD BLANTON

901 682 4694 (o) | 205 229 3457 (c)  
todd.blanton@hillwood.com

### Leasing

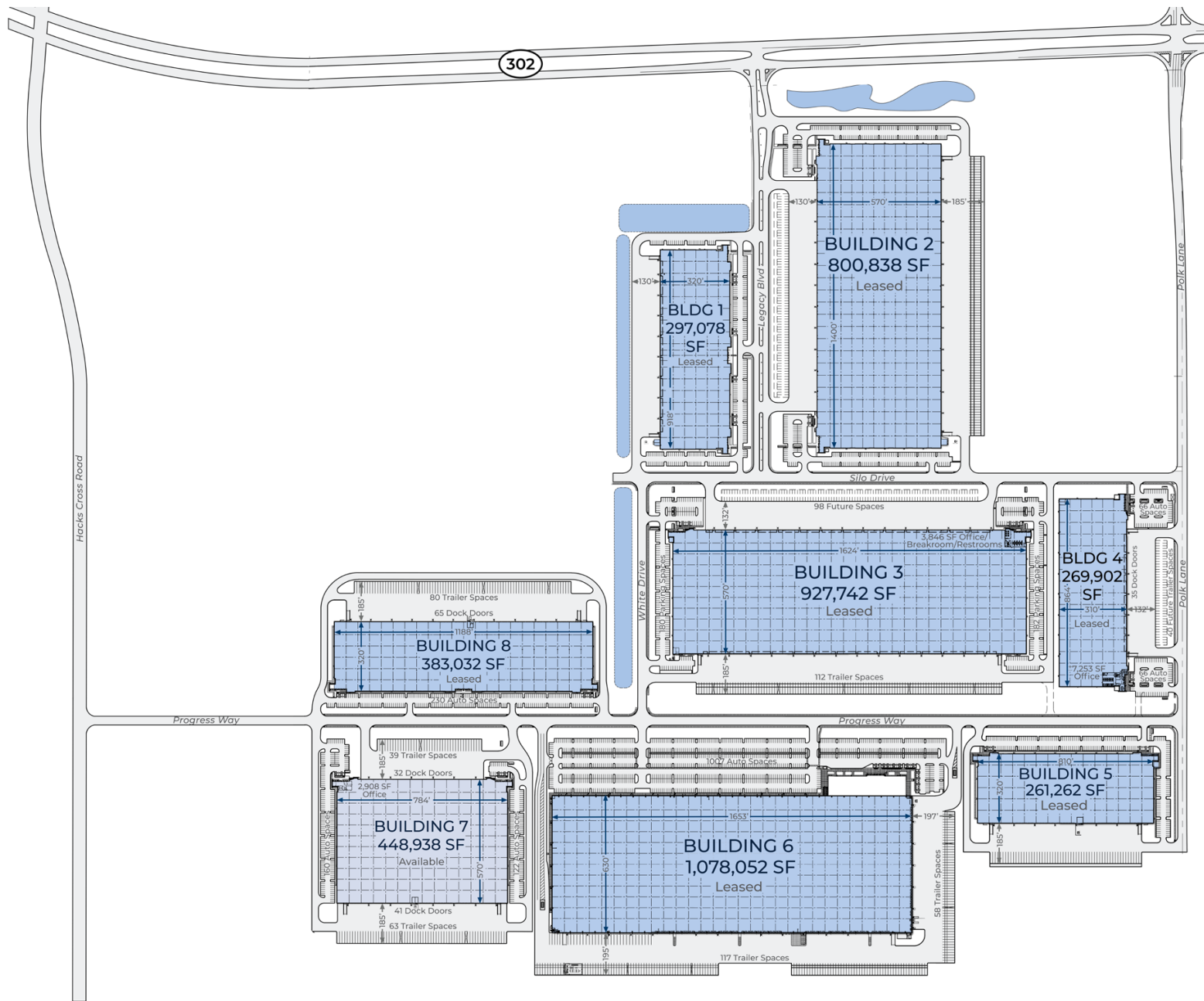


### ANDY CATES, SIOR

901 312 4907 (o) | 901 301 0829 (c)  
andy.cates@colliers.com

### TIM MASHBURN

901 312 5771 (o) | 901 356 2900 (c)  
tim.mashburn@colliers.com

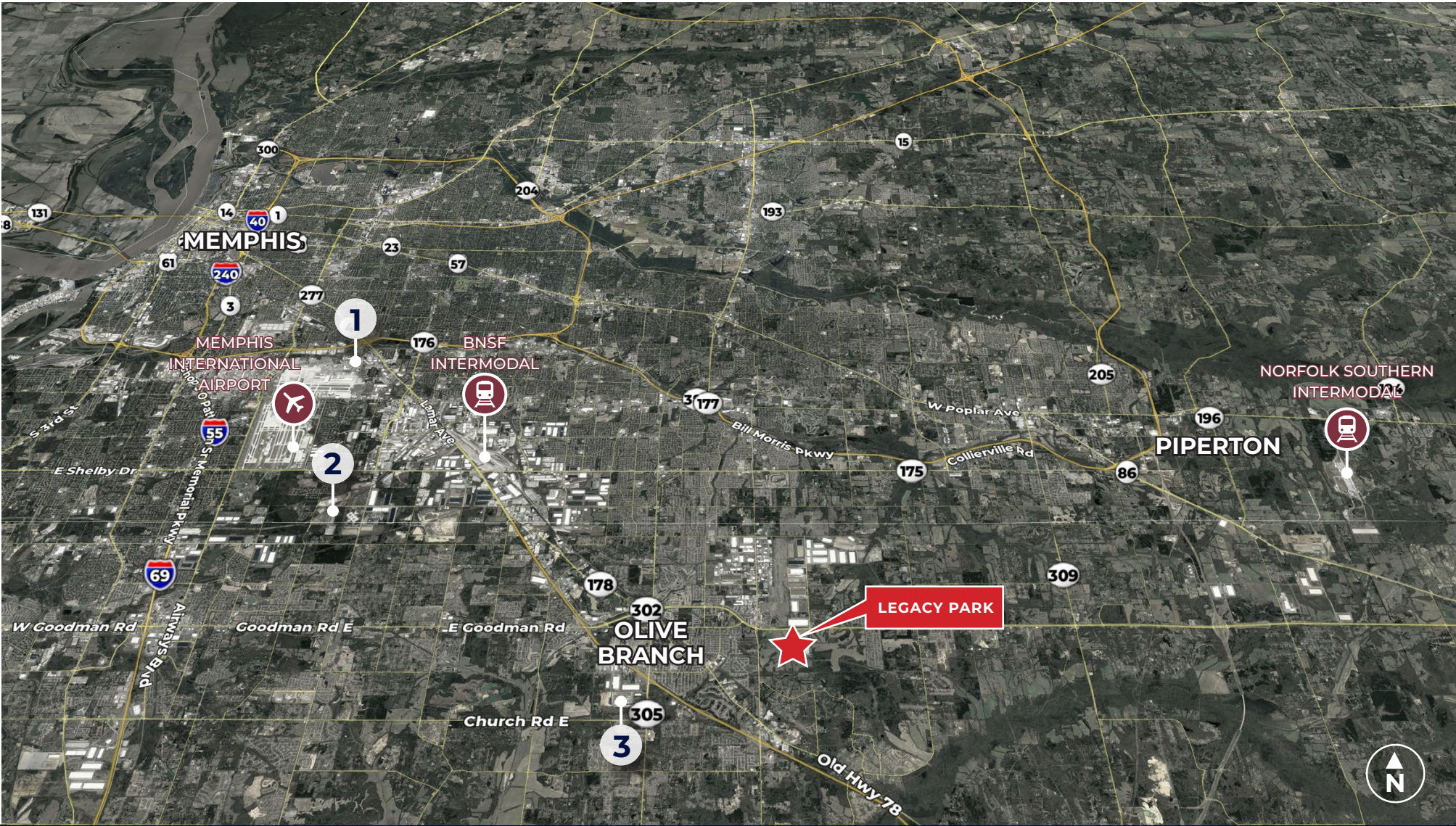




# LEGACY PARK | MASTER PLAN

MS-302/GOODMAN RD AT POLK LN | OLIVE BRANCH, MS



## AREA INFORMATION







### BUSINESSES

- 1. FedEx World Hub
- 2. UPS Sort Hub
- 3. FedEx Ground Hub

### DRIVE TIMES

BNSF Intermodal			
	9 mi.		18 min.
Memphis International Airport			
	17 mi.		30 min.

Norfolk Southern Intermodal			
	15 mi.		20 min.
Memphis CBD			
	28 mi.		42 min.



**LEGACY PARK | MASTER PLAN**  
MS-302/GOODMAN RD AT POLK LANE | OLIVE BRANCH, MS

PROPERTY PHOTOS





# CONTACT

## DEVELOPMENT



### TODD BLANTON

901 682 4694 (o) 6410 Poplar Ave | Ste 385  
205 229 3457 (c) Memphis, TN 38119  
todd.blanton@hillwood.com hillwood.com

## LEASING



### ANDY CATES, SIOR

901 312 4907 (o)  
901 301 0829 (c)  
andy.cates@colliers.com

### TIM MASHBURN

901 312 5771 (o)  
901 356 2900 (c)  
tim.mashburn@colliers.com  
6363 Poplar Ave | Ste 220  
Memphis, TN 38119  
colliers.com



This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. Hillwood and the Hillwood logo are service marks of Hillwood. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of Hillwood. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.