

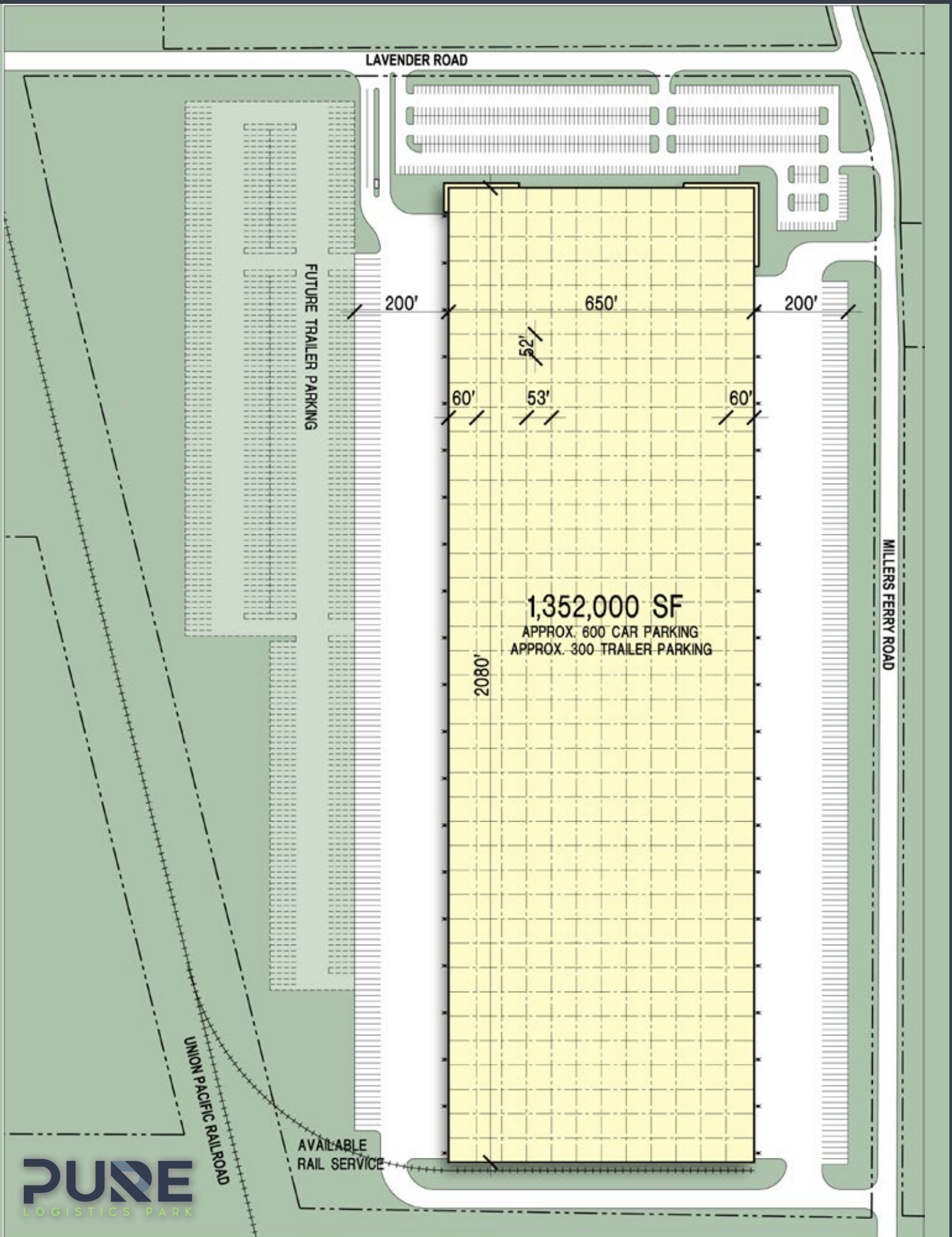
PUNE

LOGISTICS PARK

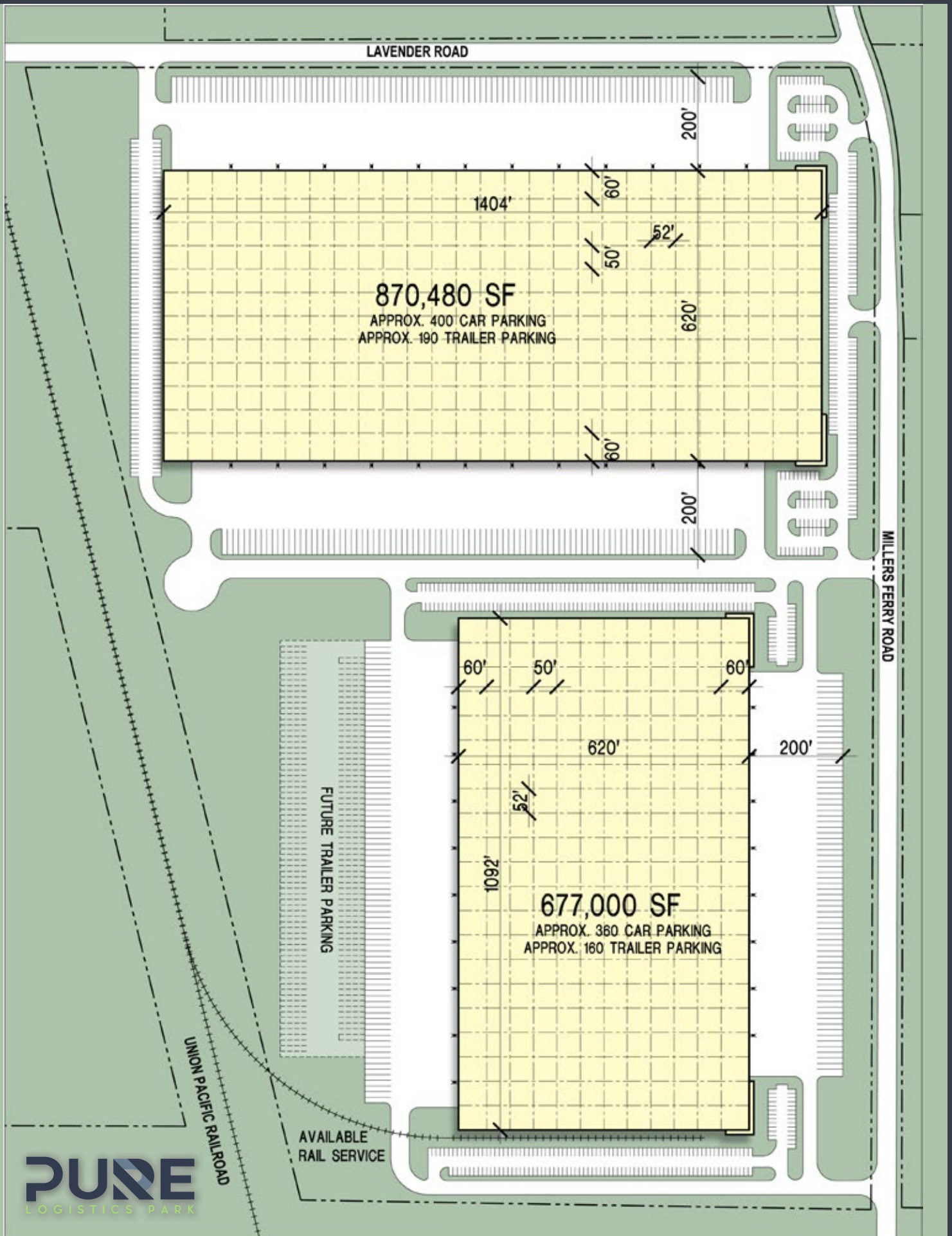


BUILD TO SUIT
400K - 1.4 MILLION SF

SITE PLAN - OPTION A



SITE PLAN - OPTION B



84.7 Acres For A Build-To-Suit

400,000 - 1,400,000 Sf

Union Pacific Rail Service Available

Fedex Ground Hub Within 4 Miles

Triple Freeport

50% Real Property Tax Abatement

25% Higher Percentage Of Blue Collar Labor

Twice The Number Of Blue Collar Laborers Vs Alliance

25% More Affordable Housing

Most Diverse Labor Market

Real Property Taxes without Abatement Assumptions on select DFW locations

The City of Wilmer provides users the lowest real property tax rate in Dallas County and the existing 50% abatement makes it the lowest tax rate in the Metroplex.



30 Minute Drive Time (Heavy Traffic)			
	I-45 & Belt Line Wilmer - South Dallas	SH 183 & SH 360 Dallas - South Airport	I-35 W & SH 170 Fort Worth - Alliance
2017 Population	1,898,857	3,055,869	1,288,023
Employed Population	917,793	1,584,023	653,230
White Collar	56%	63%	65%
Blue Collar	25%	21%	19%
# of Employees	231,051	324,265	123,997
Service & Farm	19%	17%	16%
Housing Value			
Median Home Value	\$142,897	\$184,097	\$195,131
Average Home Value	\$226,693	\$255,622	\$254,846
Race & Ethnicity			
White (Non-Hispanic)	28%	41%	58%
Hispanic	40%	34%	25%
African American	27%	16%	9%
Asian	3%	8%	6%
Other	1%	2%	3%

SOUTH DALLAS OVERVIEW

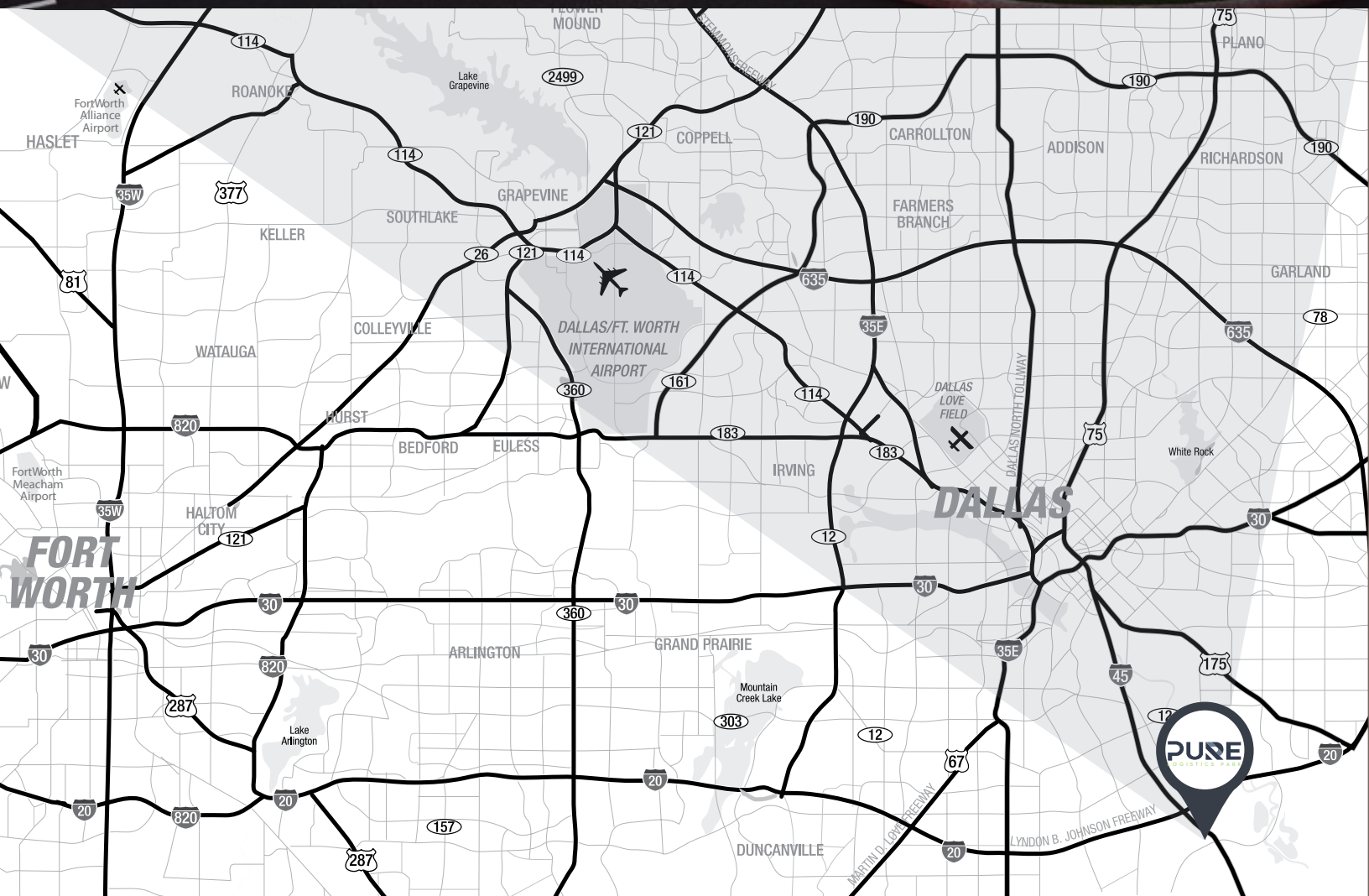
The South Dallas submarket has over 53 million square feet of industrial space and is the fastest growing submarket in the Metroplex. The majority of the properties are institutionally owned and leased to a variety of e-commerce, distribution, warehouse, and assembly users. The South Dallas submarket is located along Interstate 20 and is just south of the Dallas CBD. It is home to companies such as Quaker Oats, Amazon, Proctor & Gamble, Home Depot, Georgia Pacific, Wayfair, Whirlpool and many others.

Pure Logistics Park is strategically located directly on Interstate-45, and in close proximity to major highways, I-20 and I-35. The state-of-the-art Union Pacific Intermodal, and the third busiest FedEx Ground hub in the United States are 4 miles north.

Upon the completion of the proposed BNSF Intermodal, Dallas will be one of the only inland ports in the U.S. to have two class one international rail intermodal facilities connect to the port complex of LA/Long Beach, which is the busiest and most robust international port in the country.

South Dallas is the desired submarket for large distribution centers and e-commerce fulfillment facilities due to superior transportation access, critical logistics infrastructure, available labor pool and affordable costs.





PURE

LOGISTICS PARK

PREMIER DISTRIBUTION LOCATION



38 miles to DFW International Airport



23 miles to Dallas Love Field Airport



7 Miles (North)



0.25 Miles (4-way Interchange)



10 Miles (West)



4 miles (Intermodal Terminal)



6 miles (Regional Hub)



23 miles (Distribution Facility)



231,000 Population of Blue Collar Employees



Downtown Dallas - 17 Miles (North)



LANCASTER
REGIONAL AIRPORT



PURE

LOGISTICS PARK

website URL

FOR LEASING INFORMATION

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