

Building A Metal Warehouse: An Overview

Steel warehouse buildings are a fairly new type of building structure. These buildings are erected with steel columns and beams for the main steel frame. These structures are on the rise as they are a less labor-intensive building system.

Delivery can be as quick as 6 to 7 weeks post order, and assembly is similarly fast. This ensures that your business gets the warehouse space it needs in a timely fashion.

What Drives the Increasing Need for Warehouse Space?

The growth of eCommerce business has fueled the demand for warehouse spaces, as online shopping has increased significantly due to Covid-19. The stay at home orders, which mandated that retail stores close temporarily, pushed consumers to online shopping. In fact, from 2019 to 2021, total online sales rose 5 percent. However, some businesses could not meet the sharp increase in online sales and experienced shortages in both essential and non-essential items.

A recent report from Prologis estimates that eCommerce needs triple the logistic space compared to traditional brick-and-mortar stores. One reason is brick and mortar stores have products stored in both warehouses and stores thus less warehouse space is needed. Further, online retailers tend to have a larger product selection resulting in a need for more storage space.

These changes also impacted the supply and demand of warehouse rentals. Rental costs for warehouse space increased 5.6 percent in 2020 from the prior year. That increase is roughly \$6.68 per square foot. Warehouse space vacancy also fell to the lowest recorded rate, 4.7%. While these demands were a result of the pandemic, the need for warehouse space will continue to increase.

What is the Cost to Construct a 50,000 Sq Ft Building?

The cost of a 50,000 sq ft steel warehouse can range from \$60,000 to \$950,000. This averages out to \$12 to \$19 per sq ft. Another cost is that of poured concrete for the foundation. The price per sq foot of the concrete is \$3.85 to \$7.

There are several factors that determine the final price in the structure. Some of these factors are explained below.

Location

Outside of the obvious cost of building materials, you must factor the expense of moving the materials from manufacturer to building site.

Size

The size of your building will certainly affect the cost. Simply, larger buildings require more material, driving the cost upwards. Length, width, and height will all influence the price.

Local Codes

Local codes can impact the overall costs as local codes have to be met or exceeded. Officials design building codes to minimize the likelihood of damage and injury.

You can obtain local code information by contacting your local building department. Failure to do so can result in fines, citations, and deconstruction.

Excavation or Other Site Preparations

A sound foundation of any structure is critical, so you must properly prepare building sites. In fact, you must compact the foundation bed before you can lay the foundation. There may also be costs associated with the rental of excavating equipment.

Building Style

There are several different styles to choose from. Each style will vary in price. A contractor can assist with making the best selection.

Construction Type

Construction type varies by the type of steel used. This will also be a cost factor.

Utility Hookups

Another incurred cost is utilities. Warehouses need electricity and/or gas along with water. You must calculate the cost of installation and materials, too.

Special Considerations/Protections Against Extreme Weather

Different regions in the United States encounter different weather patterns. These patterns will influence costs. For example, the north experiences significant snowfall while the west coast is prone to earthquakes. For either of these instances, you should take proper care to ensure that the buildings are safe.

It is important to note that costs extend beyond the actual construction. You must also consider that there are maintenance and insurance costs throughout the life of the building, although these tend to be much lower than that of traditional structures.

Buildings of Steel: The Strength of Metal Warehouses

Steel has become the preferred structure for warehousing. Experts estimate that 95% of industrial buildings are steel structures. However, steel warehouses are not one size fits all, and there are different types to choose from.

Clear Span

The clear span steel warehouse is ideal for businesses that need wide-open space. This is typically a good choice for distribution and fulfillment centers. This type of warehouse requires no interior support columns for up to 300 ft.

Ultra-Wide Structures

Ultra-wide structures are exactly as the name implies. Their width is equivalent to the length of 1.5 football fields, and minimal support columns are needed.

Limitless Strength

The limitless strength steel warehouse has no maximum length.

Towering Heights

Towering Heights warehouses can be 40ft and higher. This is an option for some warehouse owners who want to maximize usable space.

Extra-Wide Openings

Because steel can distribute its strength by weight, wide openings are another possibility. The size of these openings can vary, and overhead doors are available as well.

Flexible Space

Flexible space steel warehouses may be a good fit for businesses that may need to adapt as inventory changes. It allows you to section off the interior of the building as required.

Damage-Resistance

Steel warehouses offer protection not granted to structures of other materials. Some of these protections are against pests such as termites, high winds, lightning, fires, and earthquakes.

Regardless of the specific warehousing needs, steel warehouses have a solution.

[Brand Name] Provides Quality Steel Warehousing to Meet Your Business Needs

Overall, steel warehouses play an important role in the shifting consumer trends. The pandemic created an explosion of e-commerce and online shopping, leading to a warehousing shortage for all of these goods. Businesses must have the space to properly and safely store products, and steel warehouses offer this in many different options.

In this industry, [Brand Name] is known for its superior metal building structures with a wide variety of options available. As a leading dealer of metal structures in the United States, [Brand Name] only uses American steel in all of their products. Let us build your new affordable metal warehouse; contact us today!