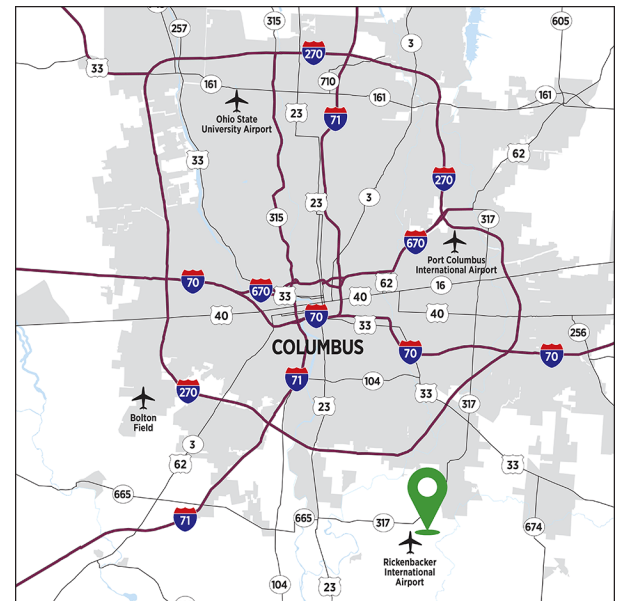




PROPERTY HIGHLIGHTS

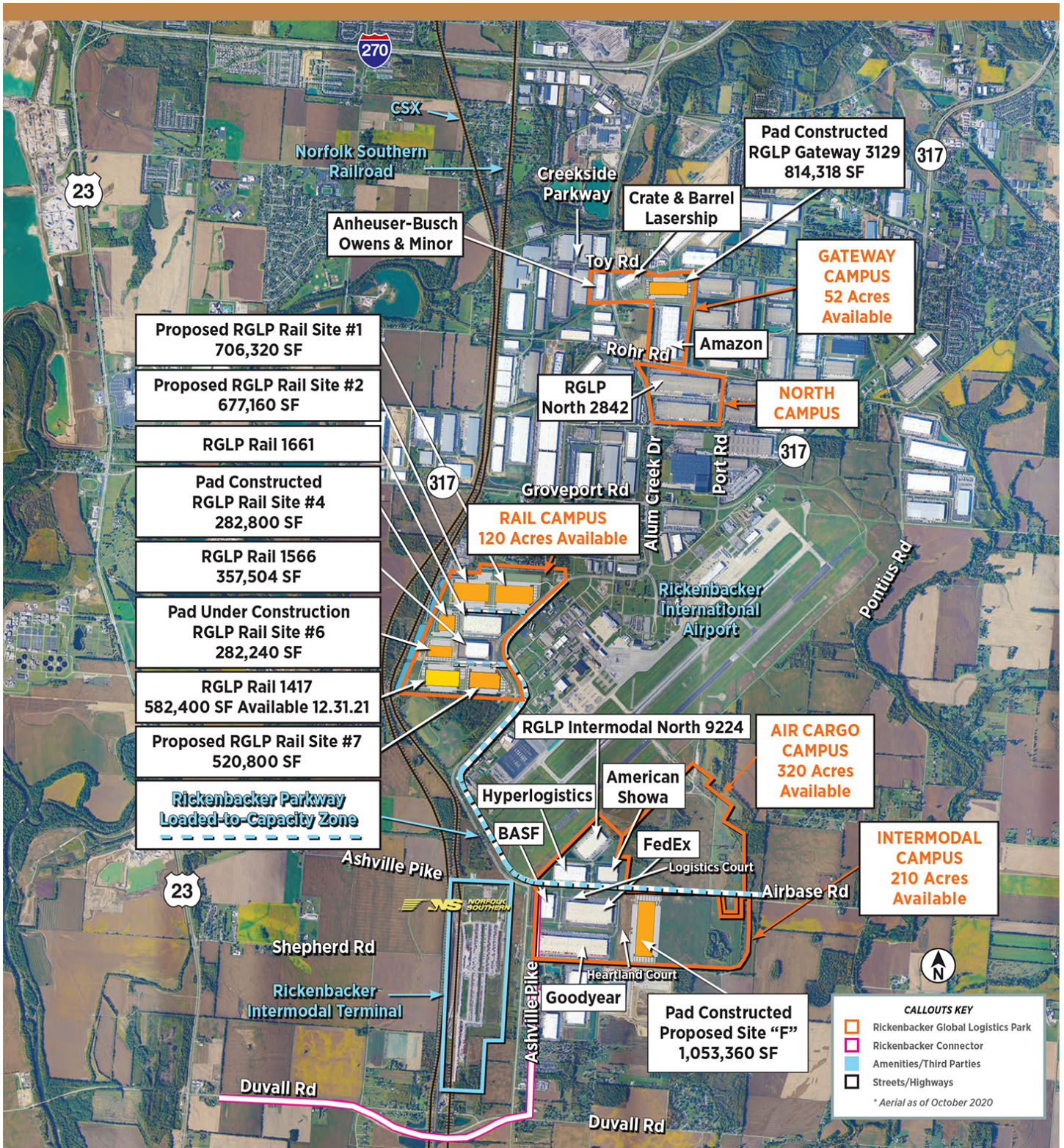
- 582,400-square-foot warehouse available December 2021
- Ability to quickly expand to 1.2 MM SF
- 40' clear height
- 56' x 50' column spacing; 56' x 60' dock bays
- 58 - 9' x 10' manual overhead doors at docks
- 4 - 14' x 16' electrically operated drive-in doors
- 120 trailer spaces
- 294 car spaces
- ESFR fire protection system
- LED lighting with motion sensors
- LEED Certified
- Located in Loaded-to-Capacity Zone
- Direct rail possible via Norfolk Southern
- 15-year, 100% real estate tax abatement

PROPERTY LOCATION

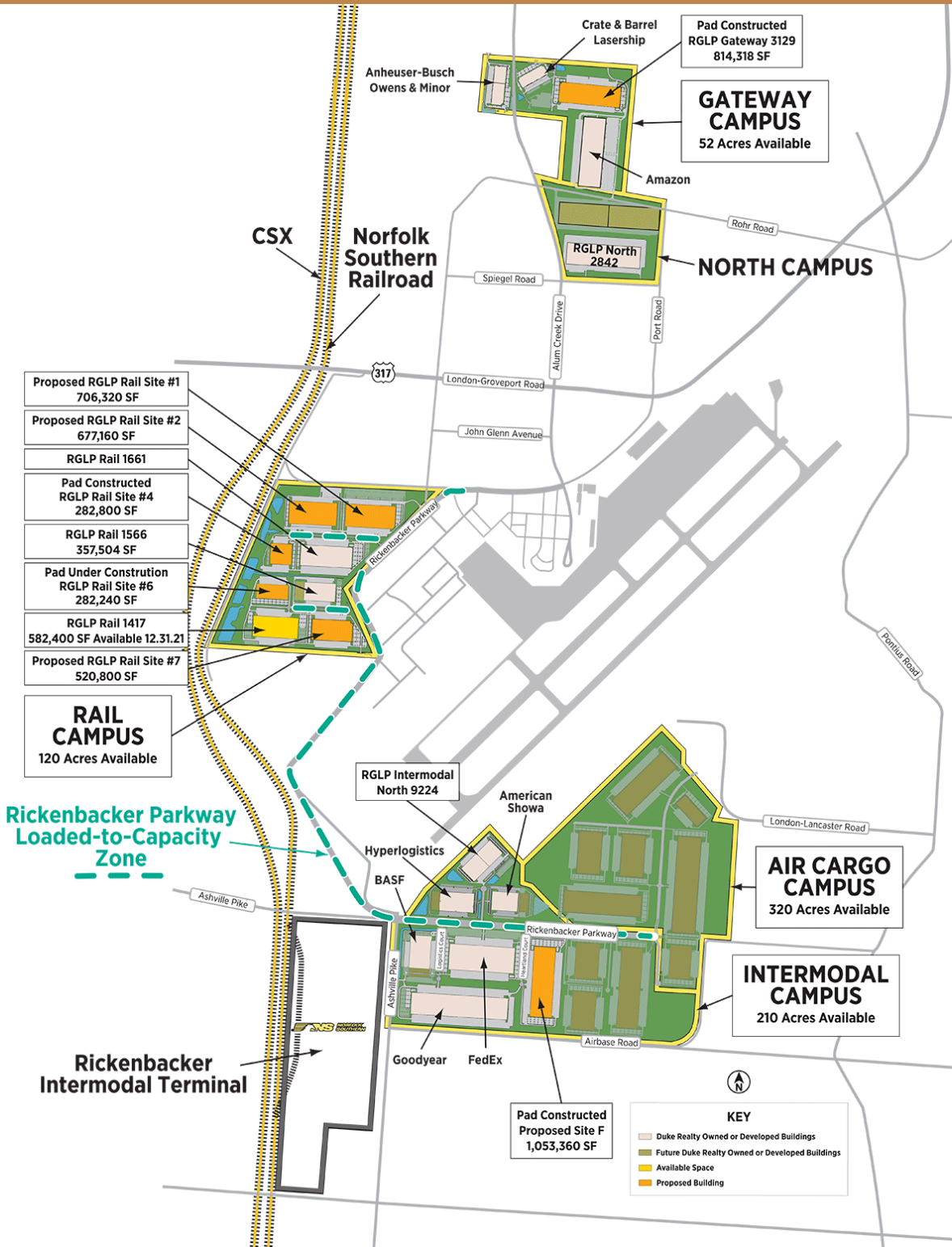


LOCAL MARKET CONTACT

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