



LOGISTICS[®]
PROPERTY
CO

LOGISTICS 83

825 Locust Point Road, York, PA 17345



667,510 SF • 40' CLEAR HEIGHT • GREAT I-83 VISIBILITY

- Modern, Class A distribution facility
- 4 minutes to Route 83 at Exit 28
- 18 minutes from PA Turnpike I-76
- Ample trailer and auto parking
- Access to FedEx Freight
- Within one day's drive to 40% of the US population and 50% of the Canadian population
- Remarkable access to skilled labor



Cushman & Wakefield

4423 N. Front Street
Harrisburg, PA 17110

Gerry Blinebury

Executive Vice Chair

+1 717 231 7291 • gerry.blinebury@cushwake.com

Collin Potter

Director

+1 717 231 7460 • collin.potter@cushwake.com

Alex Wenger

Director

+1 717 231 7298 • alexandra.wenger@cushwake.com



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**40' CLEAR
HEIGHT**



**OFFICES
TO SUIT**



**AMPLE
PARKING**



**GREAT I-83
VISIBILITY**



| | |
|---------------------|--------------------|
| TOTAL BUILDING SIZE | ±667,510 SF |
| COLUMN SPACING | 54' x 50' |
| AUTO PARKING | ±252 Car Spots |
| TRAILER PARKING | ±199 Trailer Spots |
| CONFIGURATION | Cross-dock |

| | |
|-----------------|-----------------|
| DOCK DOORS | ±121 Dock Doors |
| FIRE PROTECTION | ESFR |
| CLEAR HEIGHT | 40' |
| FLOORS | 8" |
| LIGHTING | LED |



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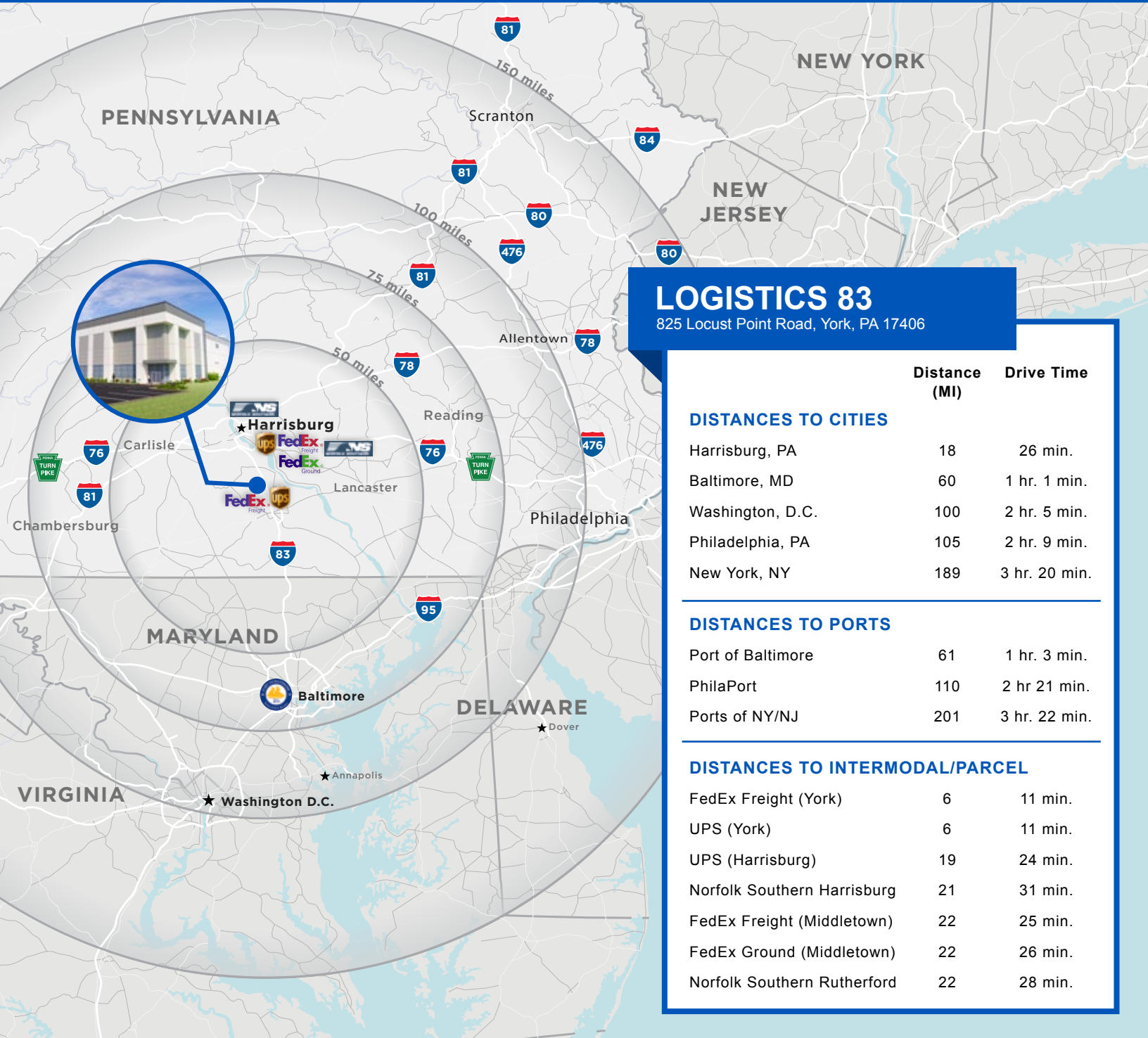
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LOGISTICS 83

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Distance (MI) **Drive Time**

DISTANCES TO CITIES

| | | |
|------------------|-----|---------------|
| Harrisburg, PA | 18 | 26 min. |
| Baltimore, MD | 60 | 1 hr. 1 min. |
| Washington, D.C. | 100 | 2 hr. 5 min. |
| Philadelphia, PA | 105 | 2 hr. 9 min. |
| New York, NY | 189 | 3 hr. 20 min. |

DISTANCES TO PORTS

| | | |
|-------------------|-----|---------------|
| Port of Baltimore | 61 | 1 hr. 3 min. |
| PhilaPort | 110 | 2 hr 21 min. |
| Ports of NY/NJ | 201 | 3 hr. 22 min. |

DISTANCES TO INTERMODAL/PARCEL

| | | |
|-----------------------------|----|---------|
| FedEx Freight (York) | 6 | 11 min. |
| UPS (York) | 6 | 11 min. |
| UPS (Harrisburg) | 19 | 24 min. |
| Norfolk Southern Harrisburg | 21 | 31 min. |
| FedEx Freight (Middletown) | 22 | 25 min. |
| FedEx Ground (Middletown) | 22 | 26 min. |
| Norfolk Southern Rutherford | 22 | 28 min. |



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