



LOGISTICS[®]
PROPERTY
CO

LOGISTICS 83

825 Locust Point Road, York, PA 17345

LEASED



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





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EXIT 28



EXIT 24





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**40' CLEAR
HEIGHT**



**OFFICES
TO SUIT**



**AMPLE
PARKING**



**GREAT I-83
VISIBILITY**



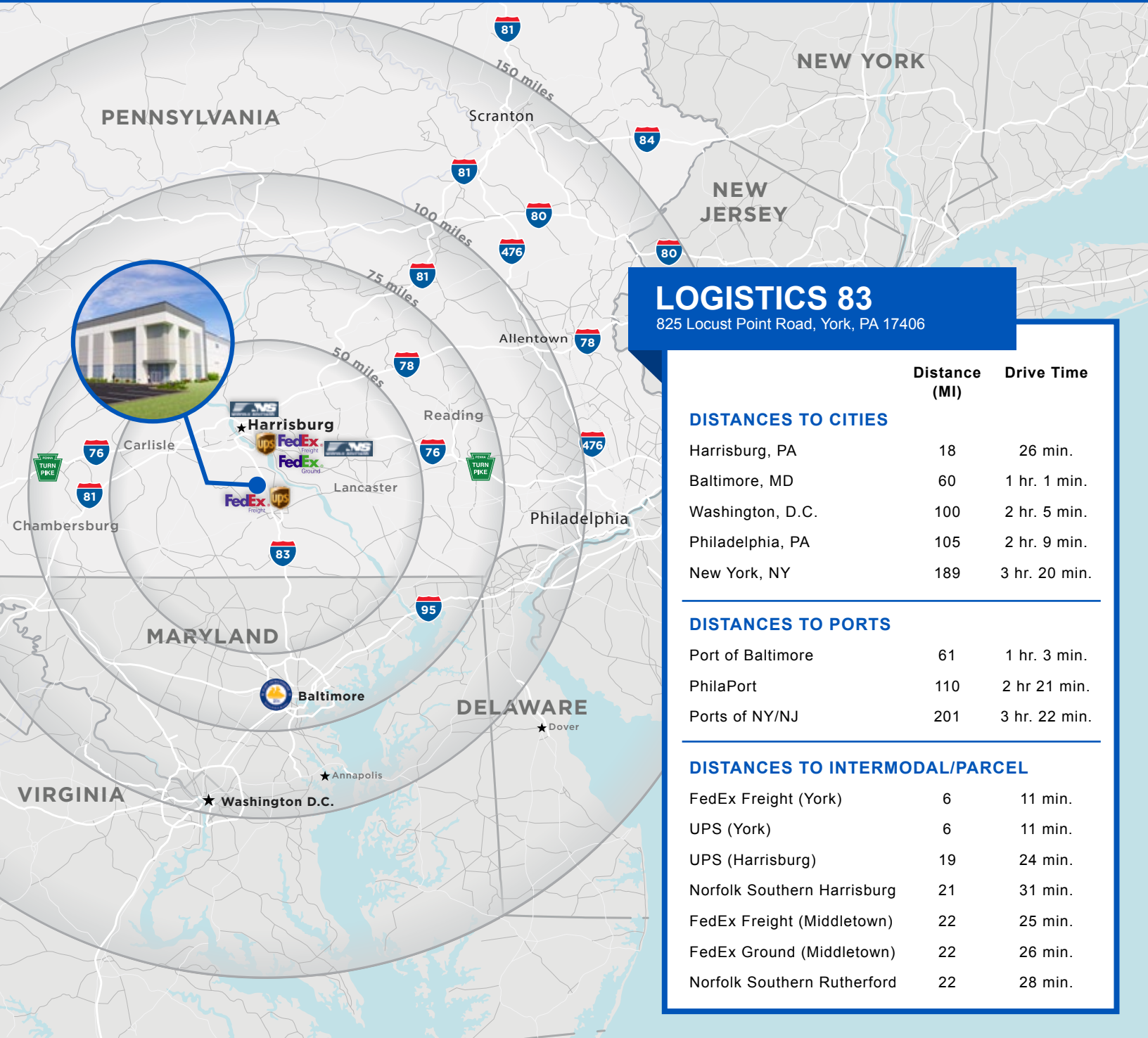
TOTAL BUILDING SIZE	±667,510 SF	DOCK DOORS	±121 Dock Doors
COLUMN SPACING	54' x 50'	FIRE PROTECTION	ESFR
AUTO PARKING	±252 Car Spots	CLEAR HEIGHT	40'
TRAILER PARKING	±199 Trailer Spots	FLOORS	8"
CONFIGURATION	Cross-dock	LIGHTING	LED



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LOGISTICS 83
 825 Locust Point Road, York, PA 17406

	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.