

FEDEX EXPRESS

Providence, RI

FORWARD COMMITMENT
2026 CONSTRUCTION



PRICE:
\$40,251,216



CAP RATE:
6.25%

VIEW OFFERING
MEMORANDUM



**INVESTMENT-GRADE
CREDIT**

NYSE: FDX



**BRAND-NEW
30-YEAR LEASE TERM**



AIRPORT LOCATION
T.F Green International Airport



NEW BUILD-TO-SUIT
2026 Construction



**100% LEASEHOLD
DEPRECIATION**



Colin Couch
Senior Vice President
ccouch@northmarq.com
404.823.6376

Jason W. Powell, CCIM
Senior Vice President
jpowell@northmarq.com
404.823.6754

Brian Ritchie
Associate
britchie@northmarq.com
813.477.8546

Tyler McCain
Senior Investment Sales Analyst
tmccain@northmarq.com

In Association With:
Richard B. Jaffe
RI Broker #REB 0016213