



Cedar Springs

Build-To-Suit
Warehouse Available

Entitled and Site Plan
Approved for 480,000 SF

11943 Greencastle Pike,
Hagerstown, MD



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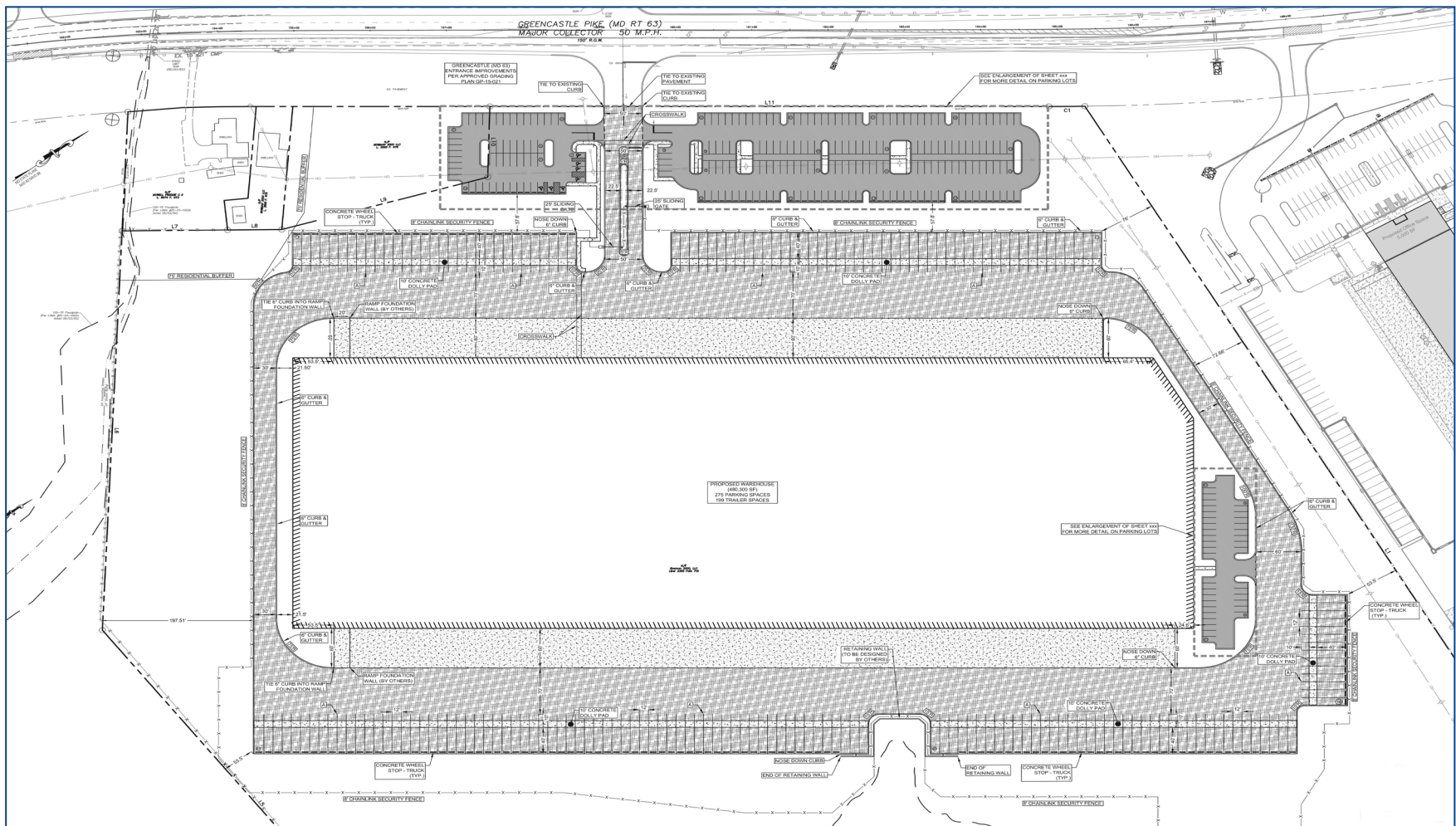
Opportunity

- 480,000 SF build-to-suit
- Located 1 mile from Exit 24 on I-70 and 3 miles from the I-81/I-70 Interchange
- Located just west of the expanded FedEx Ground Regional Distribution Center and northeast of the new FedEx Freight Facility
- Direct access to Exit 5 on I-81 will be available by 2024 from Halfway Blvd. Extended
- Fully approved and entitled
- Located in the State Enterprise Incentive Zone



Proposed Site Plan

- Cross-docked facility
- 275 car spaces
- 199 trailer spaces
- Perimeter fencing

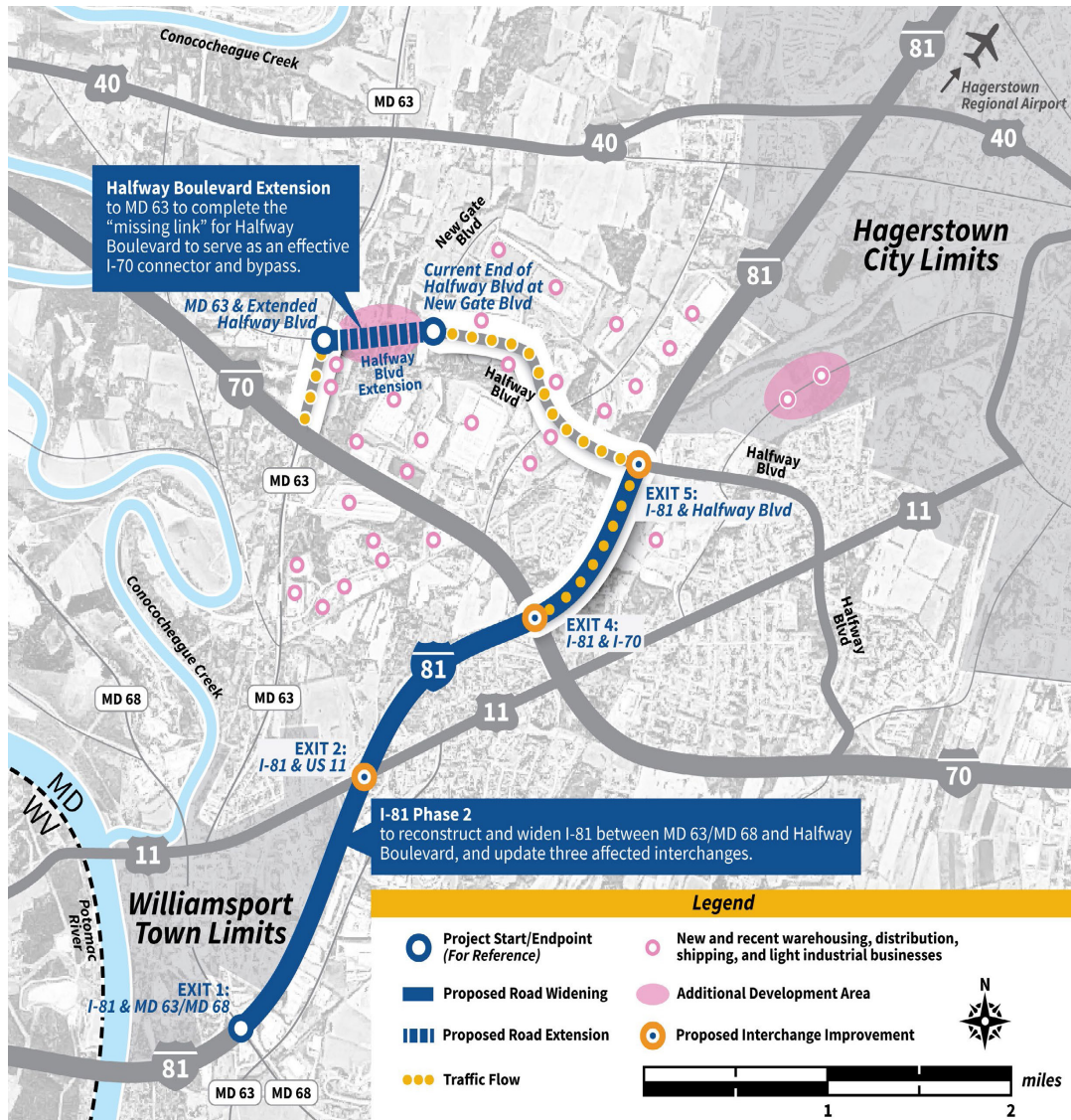


The Hopewell Valley Industrial Park



Halfway Boulevard Extended

Expected Completion: Spring 2024



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