



FUNDRISE

HAGERSTOWN CROSSROADS AT I-81

825,000 SF CLASS A INDUSTRIAL SPACE
DEMISABLE TO 200,000 SF

**READY
FOR
OCCUPANCY!**



ELIGIBLE
15 YEAR
REAL PROPERTY
TAX CREDIT



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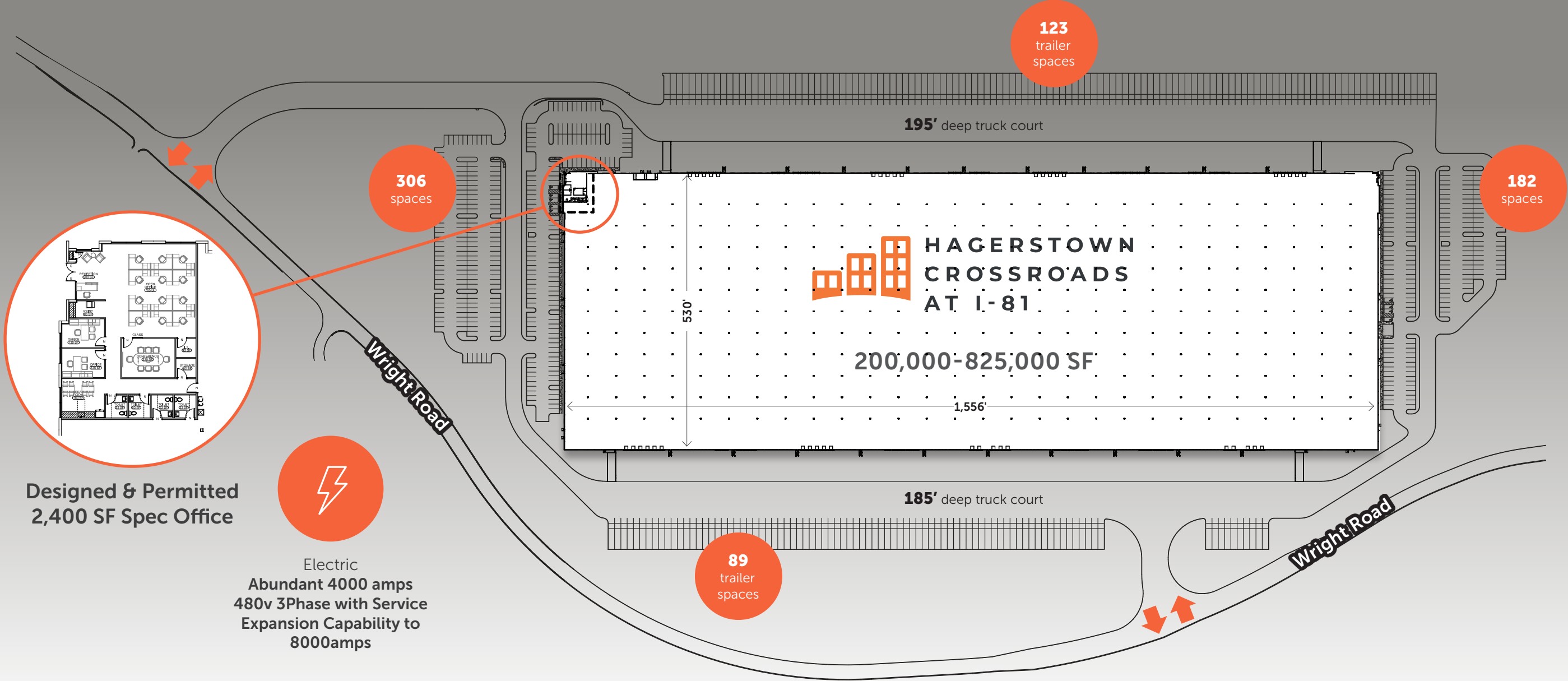
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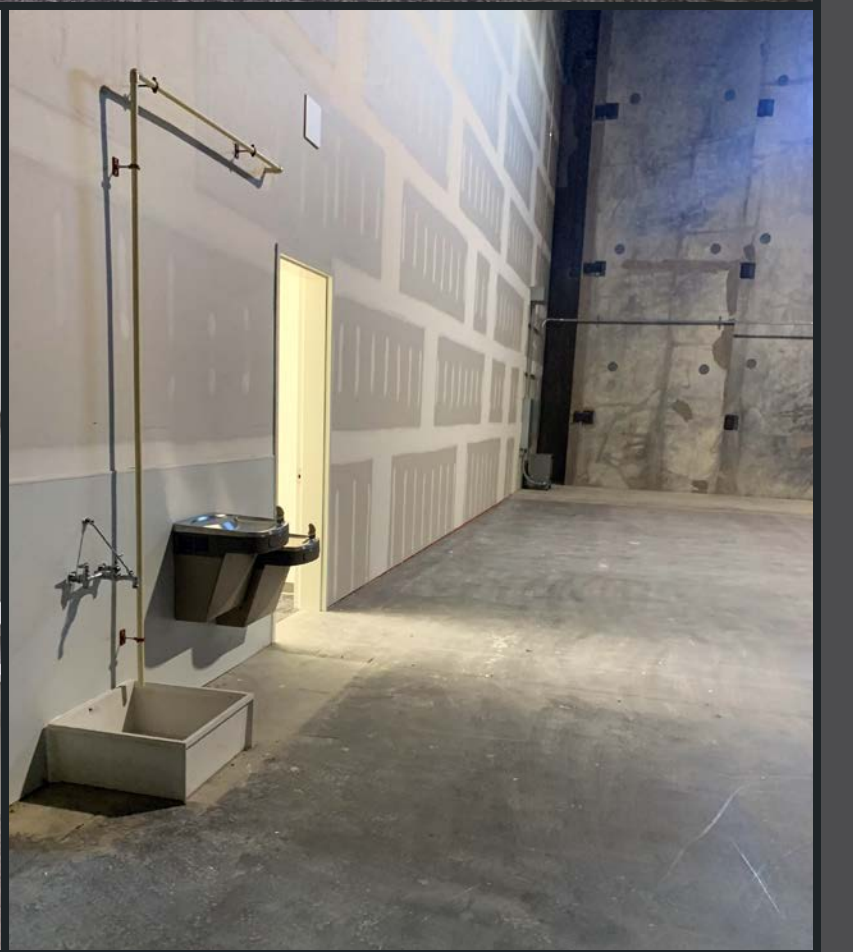
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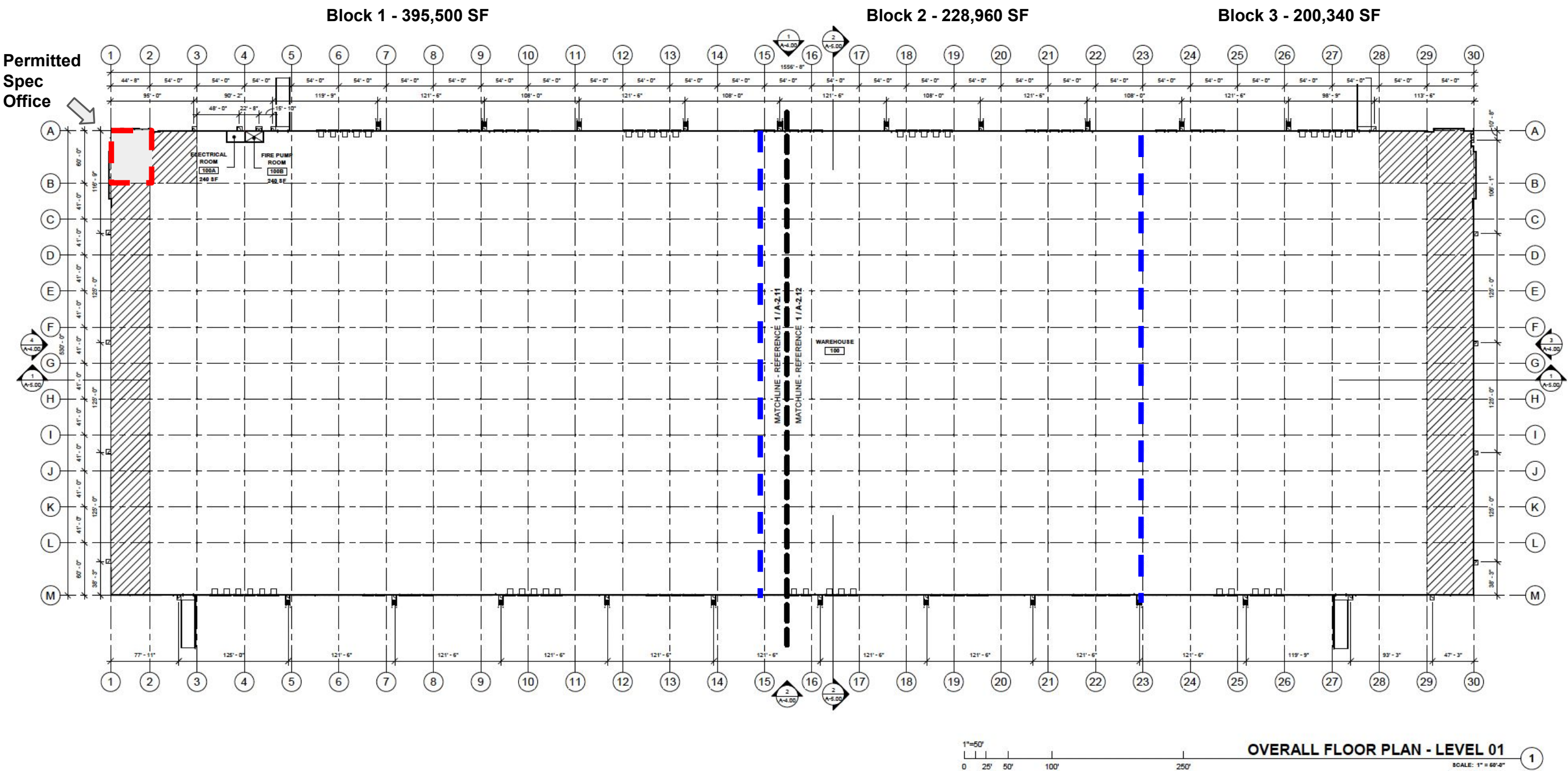
THE OPPORTUNITY



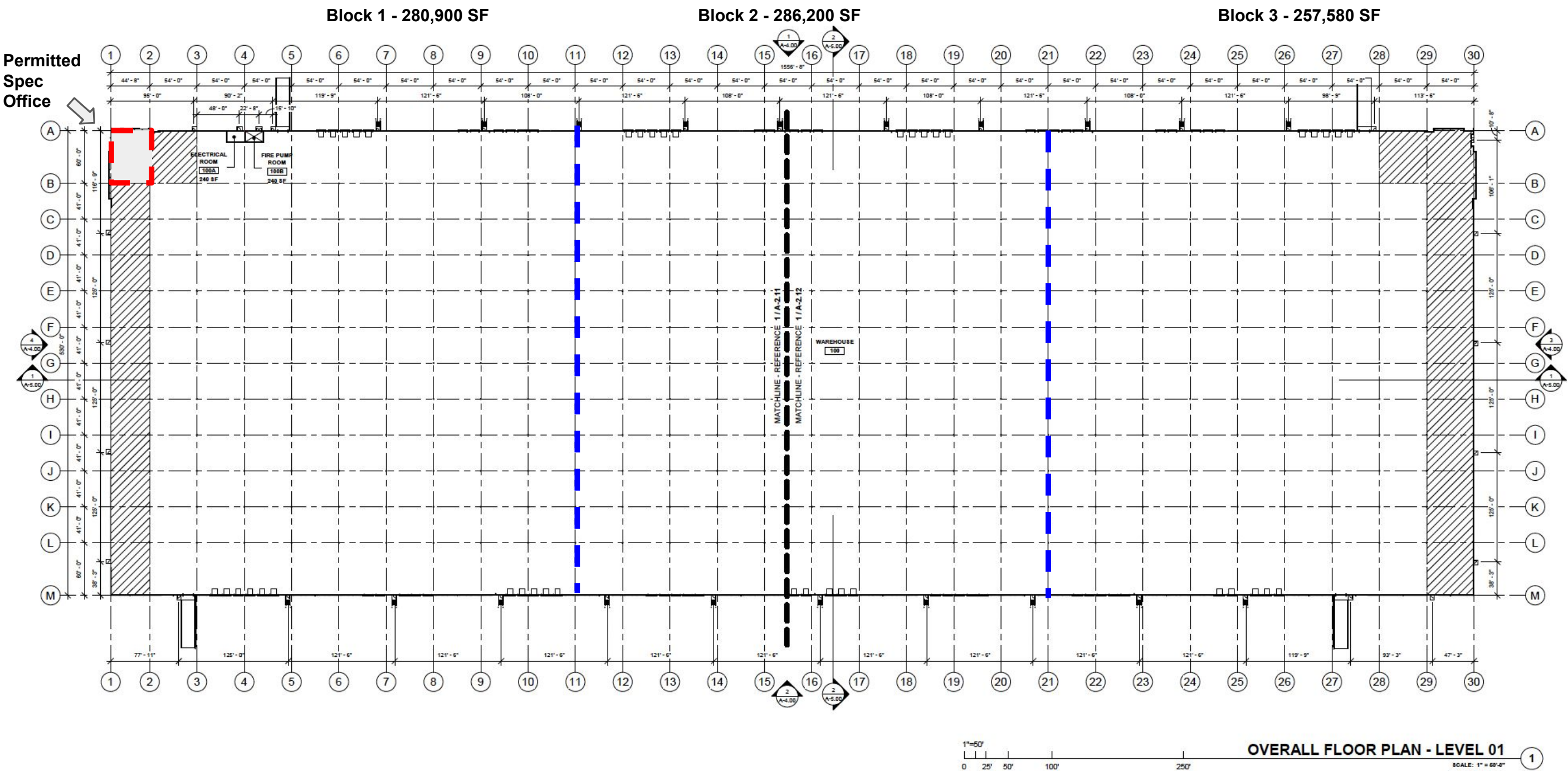
- | | | | | | | | | |
|---------------------|--------------|----------------|------------|----------|---------------|----------------|-----------------|--------------|
| | | | | | | | | |
| Building Dimensions | Clear Height | Column Spacing | Speed Bays | Lighting | Loading Docks | Drive-in Doors | Trailer Storage | Pit Levelers |
| 530' x 1,556' | 36' | 41' – 54' | 60' | LED | 166 | 4 | 212 | 41 |



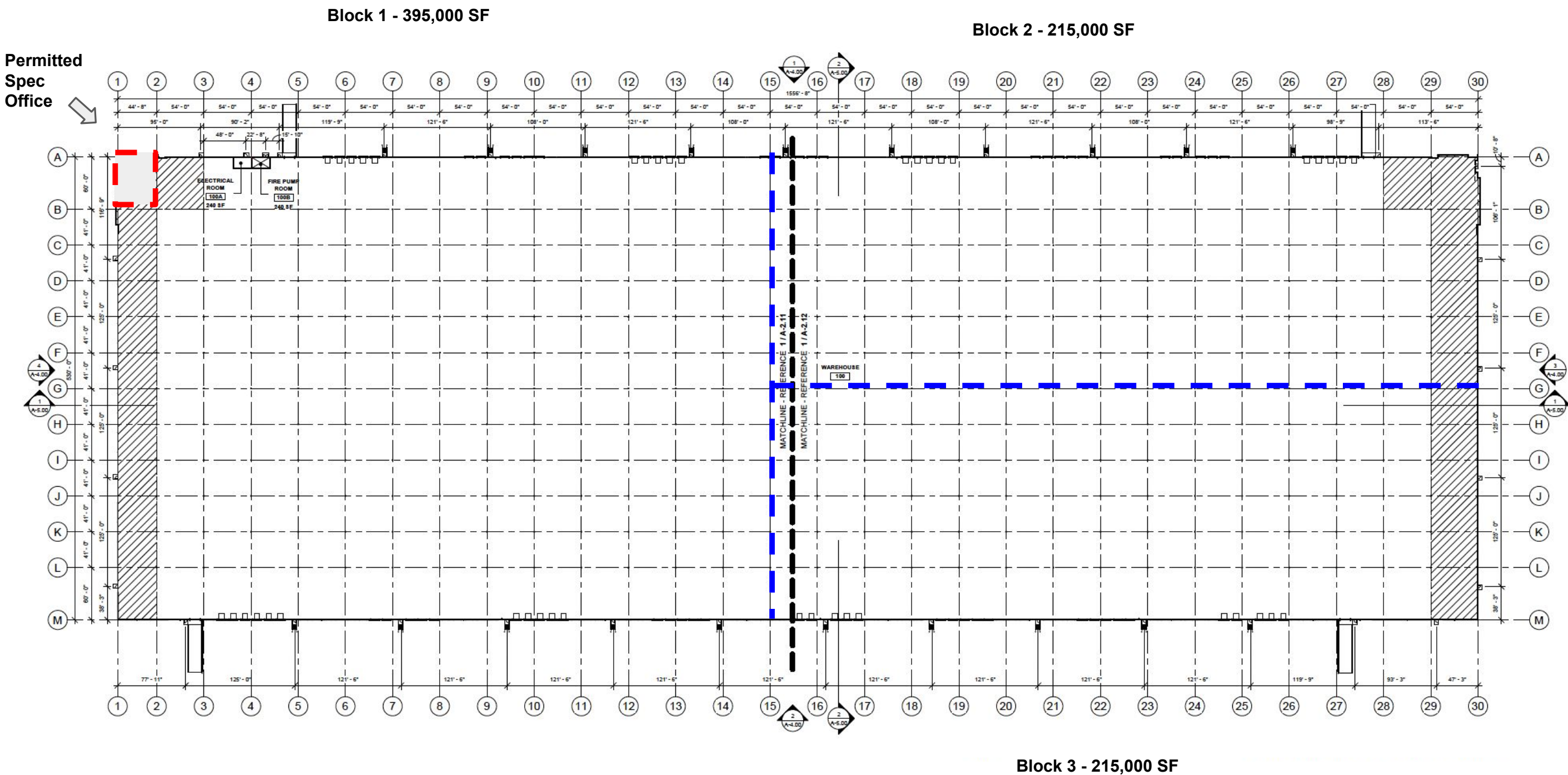
POTENTIAL DEMISED FLOOR PLAN #1



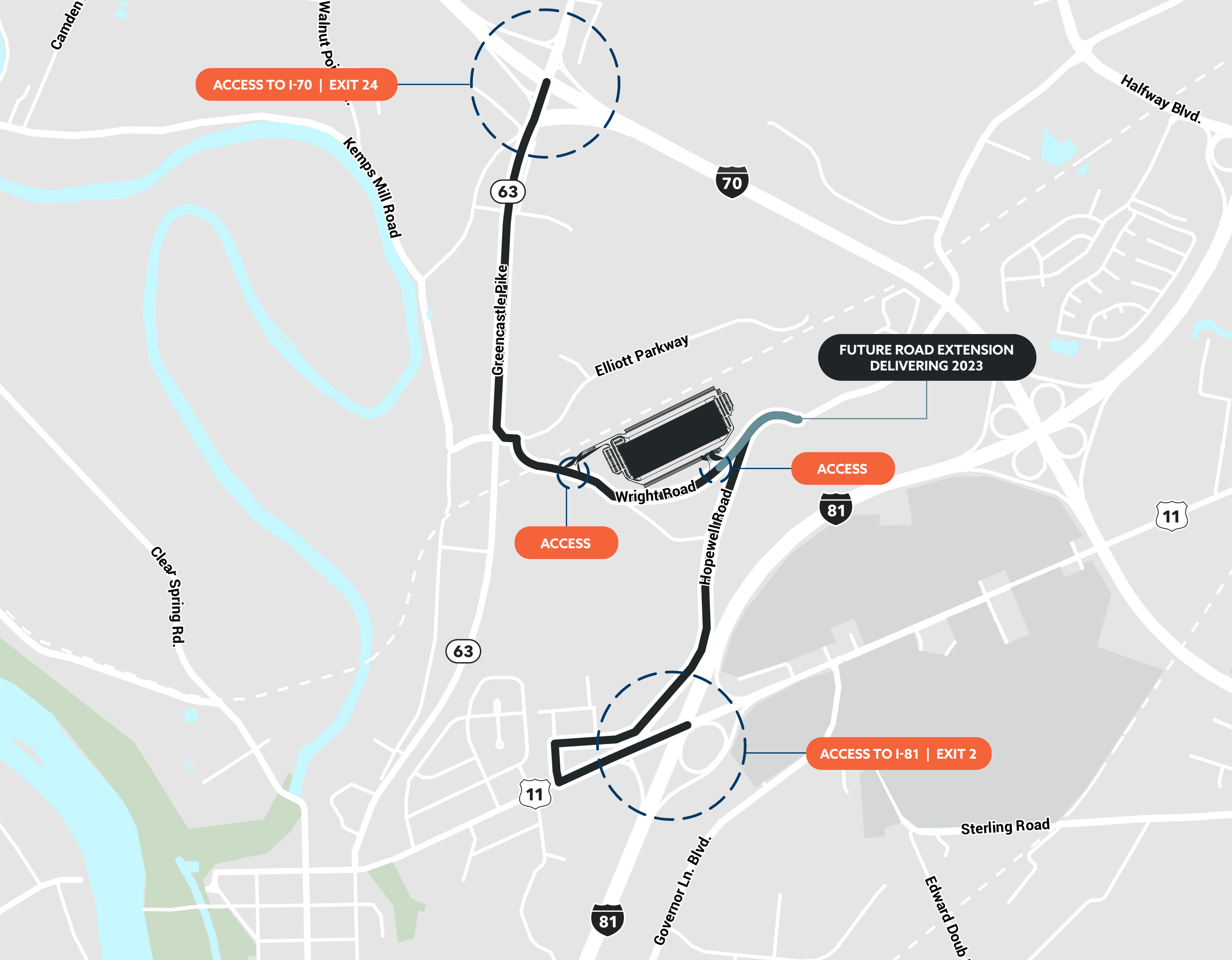
POTENTIAL DEMISED FLOOR PLAN #2



POTENTIAL DEMISED FLOOR PLAN #3







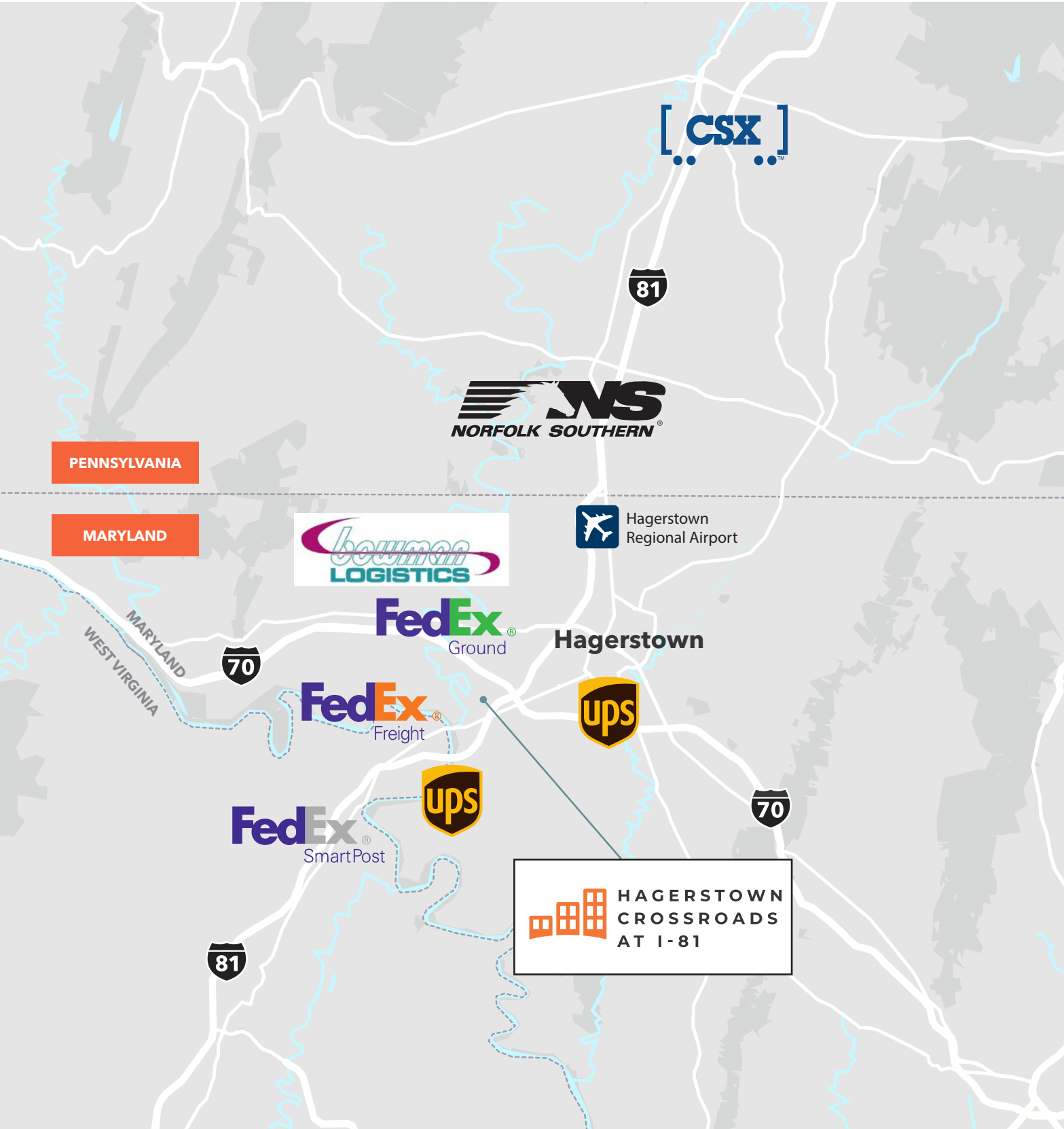
ACCESS

Immediate Access
to I-70 and I-81



HAGERSTOWN
CROSSROADS
AT I-81

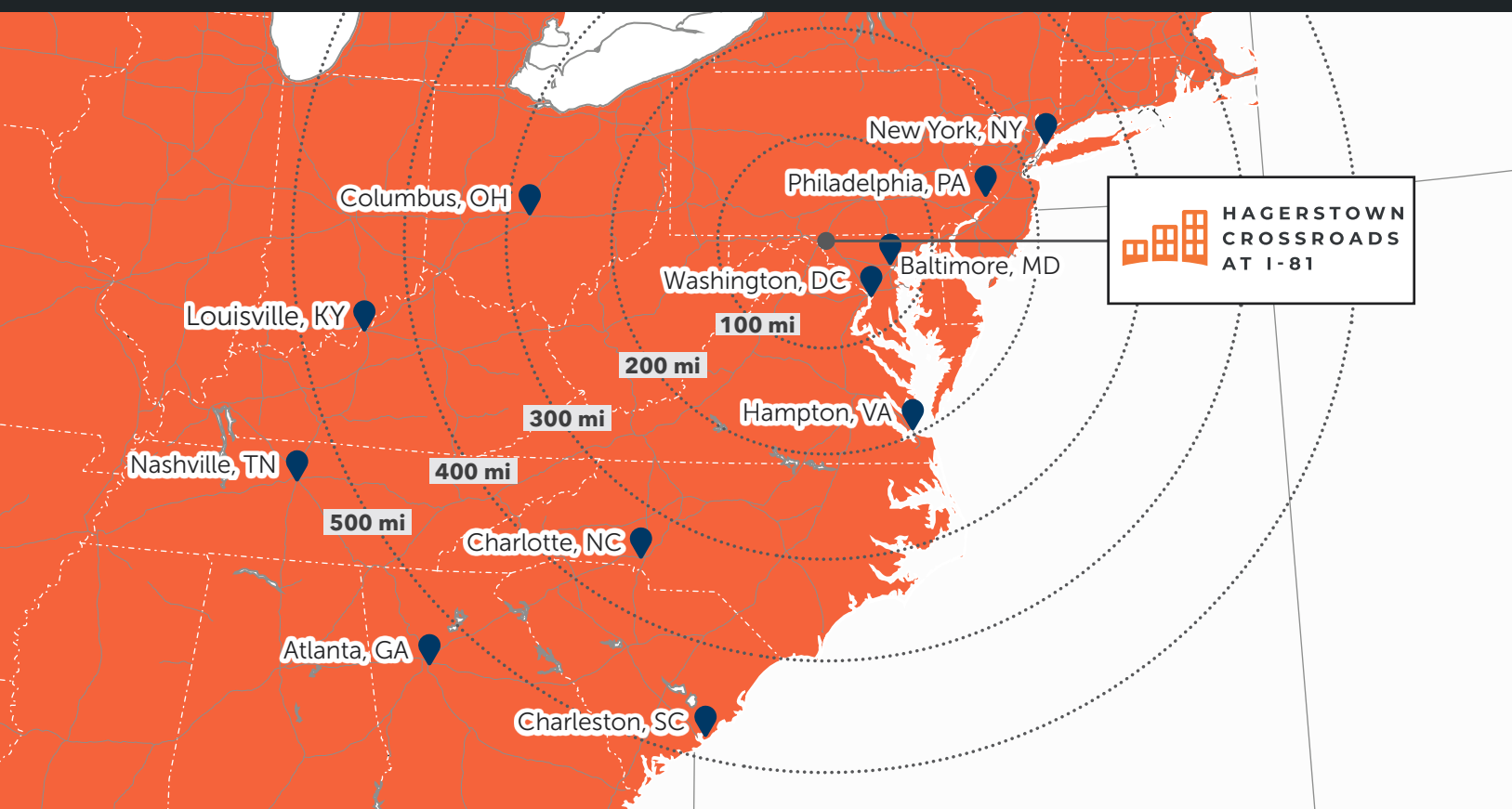
LOGISTICS PROVIDERS



CORPORATE PRESENCE



Reach 1/3 of the US Population in one day's drive



Distance to Major Cities

81

miles to
Washington, D.C.

83

miles to
Baltimore, MD

166

miles to
Dover, DE

175

miles to
Philadelphia, PA

238

miles to
New York, NY

335

miles to
Columbus, OH

406

miles to
Charlotte, NC

457

miles to
Boston, MA

538

miles to
Louisville, KY

594

miles to
Charleston, SC

643

miles to
Atlanta, GA

647

miles to
Nashville, TN

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