



EQT | EXETER



2125 Senator Ralph Scott Parkway

Mebane, NC

Building Size: 134,469 SF

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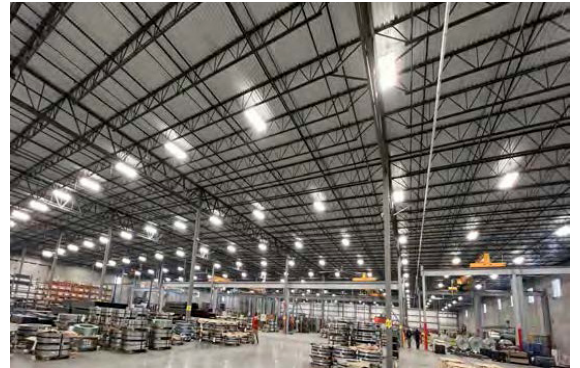
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Building Specifications

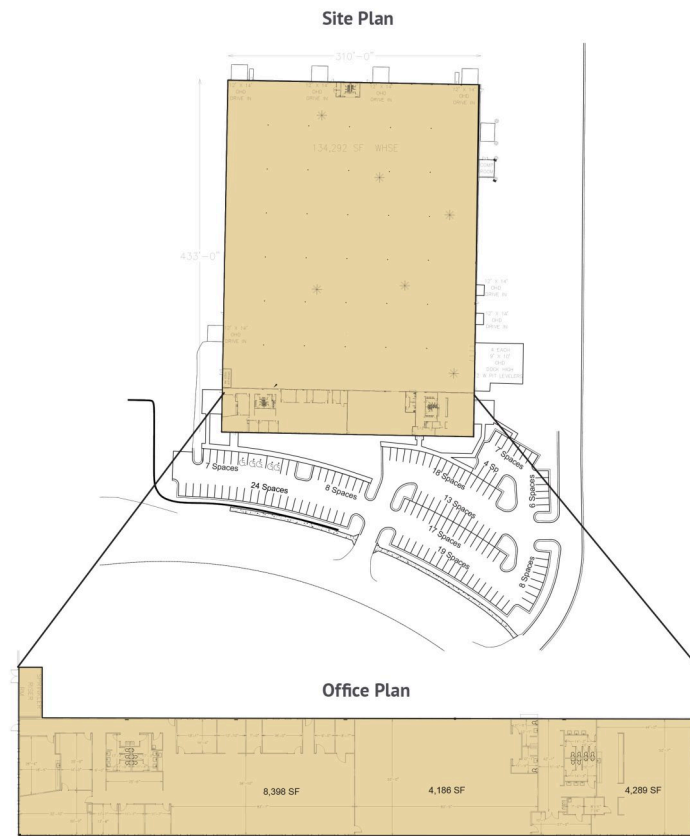
- Industrial space
- 134,469 SF total building size
- **Fully Leased**
- 8,398 SF of office space
- 4,289 SF breakroom
- 4,186 SF of conditioned flex space
- ±8 acres of graveled outdoor storage
- Building expandable by +/- 135,000 SF
- 4 existing dock-high doors (9x10); 2 pit levelers
- 10 dock-high doors (9x10) w/ pit levelers under construction
- 7 drive-in doors (12x14)
- 6 HVLS air exchange fans
- 26' clear height
- 130' truck court depth
- 136 car parking spaces
- ESFR sprinkler system



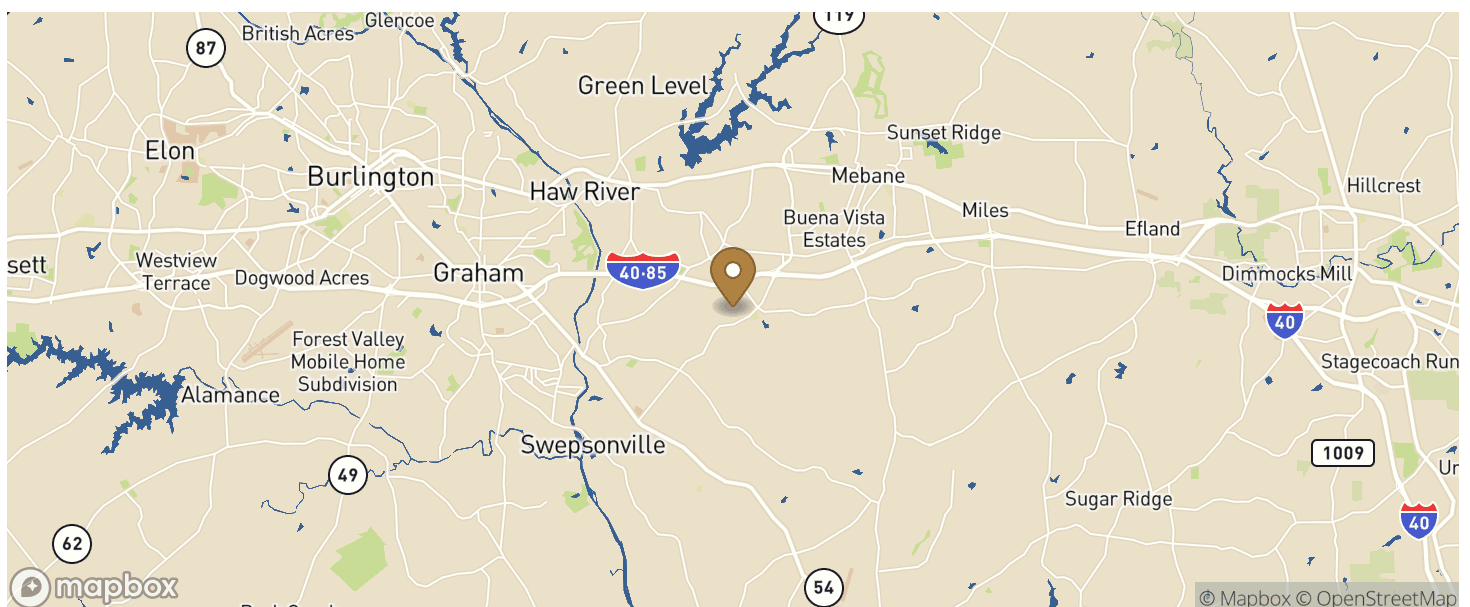
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Location



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Access

CITY	POPULATION	MILES	DRIVE TIME
Philadelphia	1,603,797	427	7 h 16 m
Jacksonville	949,611	479	7 h 32 m
New York City	8,804,190	513	8 h 45 m
Manhattan	1,694,251	513	8 h 47 m
Brooklyn	2,736,074	514	8 h 53 m
Queens	2,405,464	520	9 h 10 m

Population

ACCESS AND LABOR FORCE	10 MILES
Total Population	141,468
Total Labor Force	53,656
Unemployment Rate	4.39%
Median Household Income	50,581
Warehouse Employees	824
High School Education Or Higher	67.94%