



EQT | EXETER



4300 Carolina Avenue

Richmond, Virginia

Building Size: 221,911 SF | 127,500 SF of Industrial Space Available

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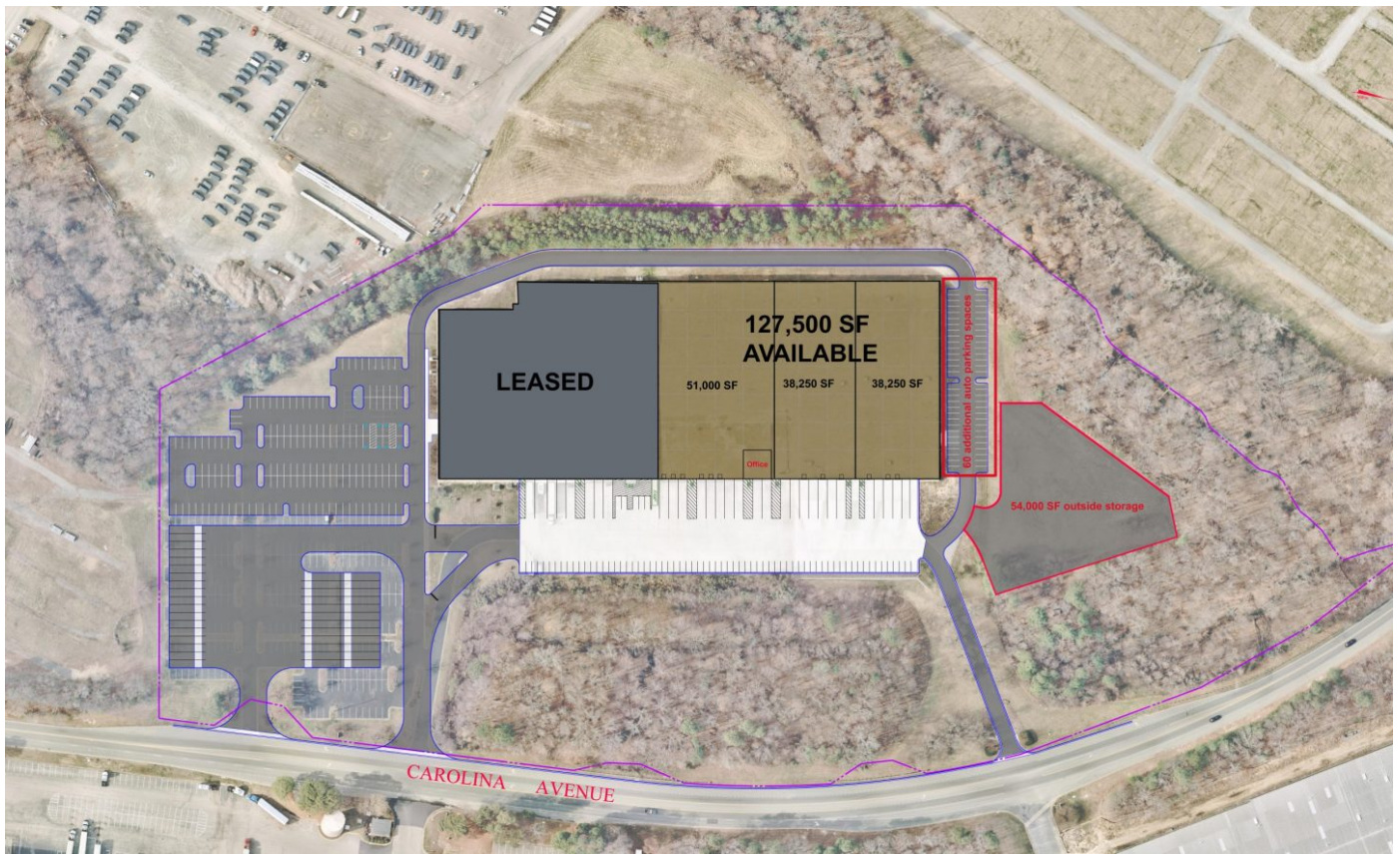
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Building Specifications

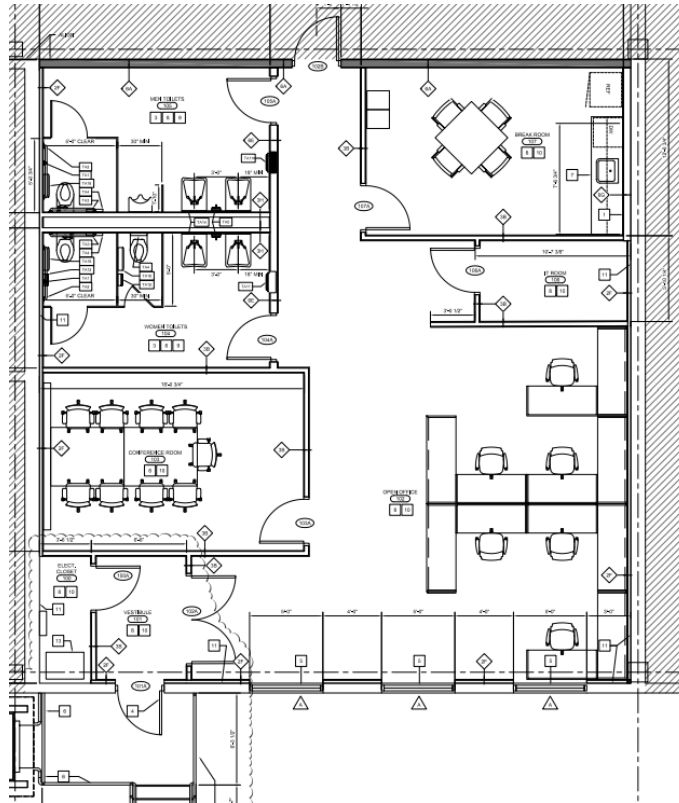
- Industrial space available
- 221,911 SF total building size
- 127,500 SF available size
- Divisible to 38,250 SF
- 1,800 SF of brand new spec office
- 24' clear height
- 12 existing dock doors
- 40' x 45' column spacing
- LED Lighting
- Zoning M1
- 60 additional auto parking spaces approved at far end of building
- Potential trailer storage - 42 stalls
- Potential 54,000 SF outside storage



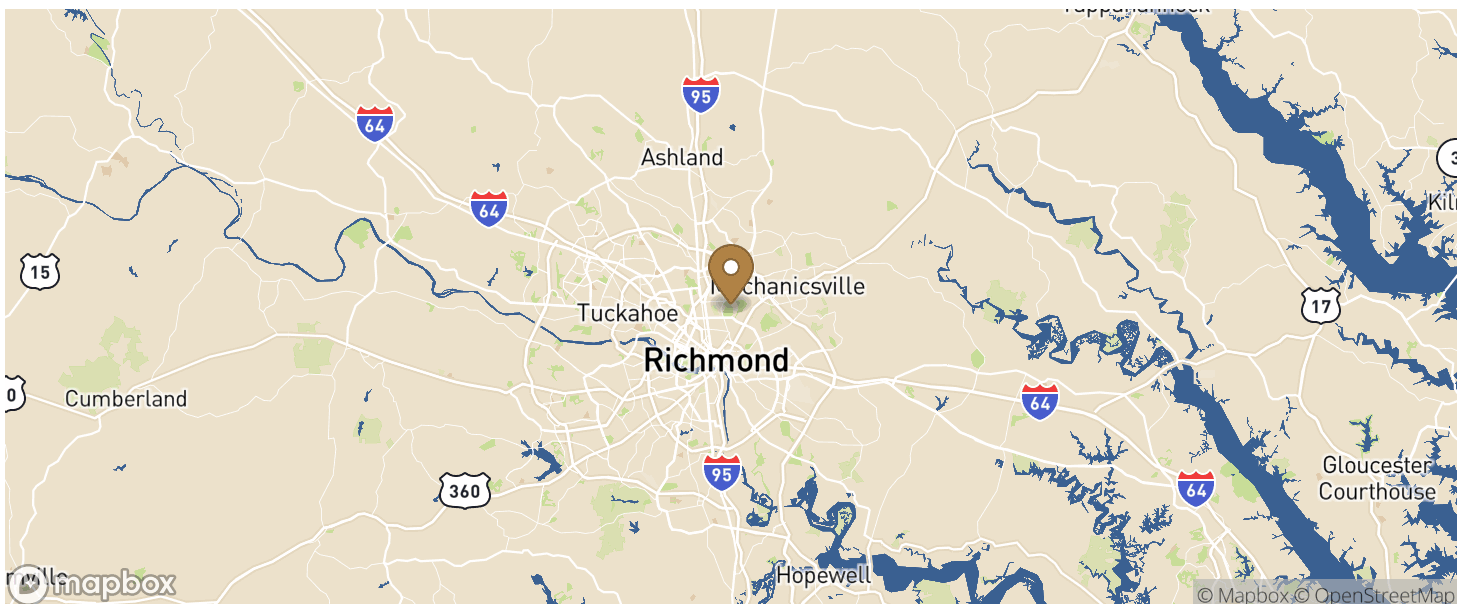
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Location



Population

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WITHIN 10 MILES

Total Population	553,836
Total Labor Force	363,285
Unemployment Rate	2.52%
Median Household Income	63,639
Warehouse Employees	1,709
High School Education Or Higher	66.58%