



EQT | EXETER



5040 Meadow Oak Commerce Parkway

Charlotte, North Carolina

Building Size: 318,572 SF | 318,572 SF of Industrial Space Available

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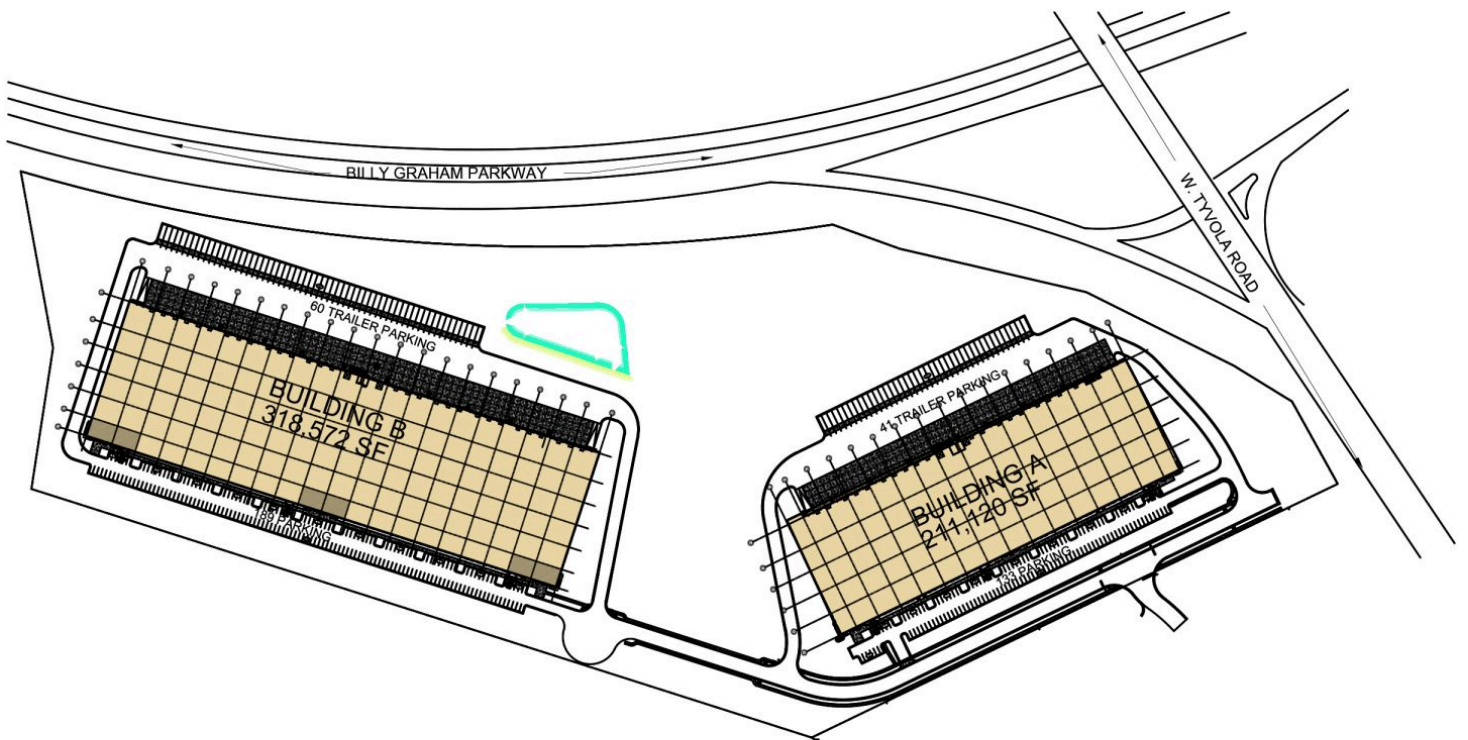
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Building Specifications

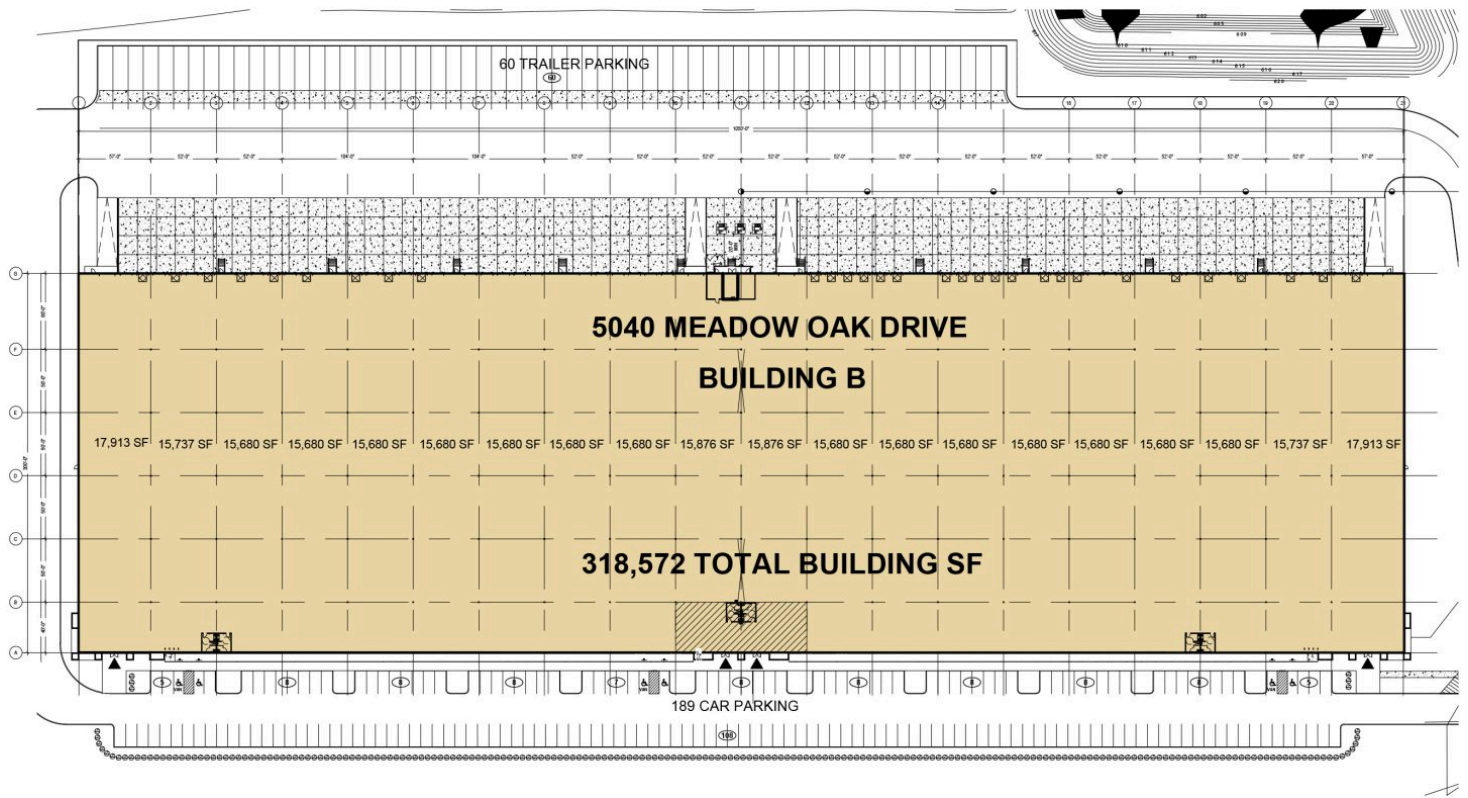
- Industrial space available
- 318,572 SF total building size
- 318,572 SF available size
- 32' clear height
- 300' x 1,050' dimensions
- 50' x 52'6" column spacing (60' speed bay)
- Fenced & gated truck court
- 56 dock-high doors
- 30 pit levelers (45k lb)
- 4 drive-in doors
- 189 auto parks
- 60 trailer parks
- Dock shelters
- Warehouse LEDs (48 foot candle)
- 4 megawatts of power
- Warehouse fully conditioned
- Office BTS
- Warehouse bathrooms in-place



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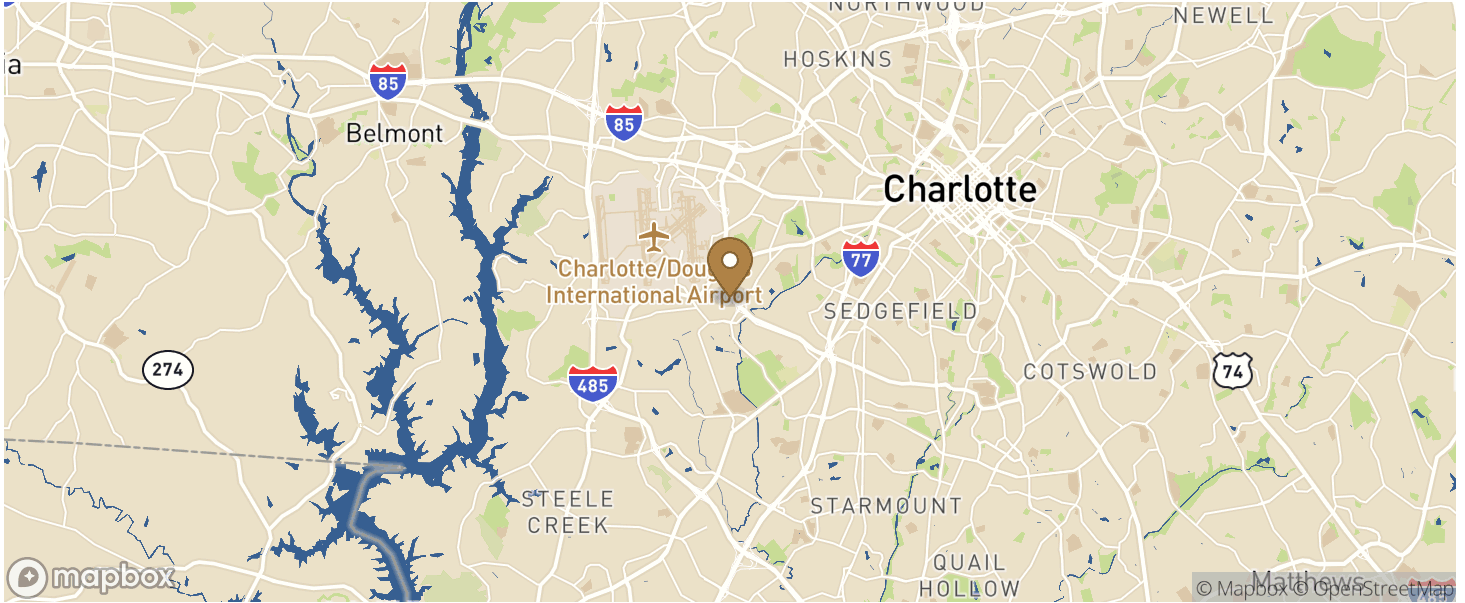


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Location



Population

WITHIN 10 MILES

Total Population	355,330
Total Labor Force	280,334
Unemployment Rate	2.49%
Median Household Income	71,789
Warehouse Employees	4,511
High School Education Or Higher	68.89%

Transportation

Transit

Bus, Cascade Pointe Blvd & Tyvola Rd	24 min walk	1.3 miles
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Highways

I-485	6 min drive	2.9 miles
I-77	6 min drive	2.6 miles
I-85	7 min drive	4.3 miles

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Airport

Charlotte Douglas International Airport

8 min drive

4.9 miles

Railroad

Norfolk Southern Rail Service

7 min drive

2.2 miles