



Cushman & Wakefield Arranges \$79.5M Sale of 486,720-SF Industrial Property Fully Leased to FedEx in Stafford

Stafford, VA – July 5, 2023 – Cushman & Wakefield announced today that the real estate services firm has arranged the sale of 95 Distribution Center, a 486,720-square-foot industrial property located at 180 Centreport Parkway in Stafford. The final sale price was \$79,500,000, equating to \$163 per-square-foot.

Cushman & Wakefield's Jonathan Carpenter, Graham Savage, Doug Longyear and Eric Robison represented the sellers, Blue Vista Capital Management and CSG Partners, in the transaction. The property was acquired by TF Cornerstone.

"This transaction underscores the robust investment demand for high-quality industrial assets in the thriving Fredericksburg/Stafford area along the Interstate 95 corridor," said Carpenter. "There is immense potential for further industrial development sites in Stafford, and the sale of 95 Distribution Center solidifies the city's position as a prime destination for institutional-grade investments in the Mid-Atlantic region."

180 Centreport Parkway is a brand new, Class A development that is 100% net leased to FedEx. The property offers 55 dock doors, five drive-ins, 567 car parking spaces and 157 trailer stalls.

The property is located directly adjacent to Interstate 95 and is located 25 miles from the Washington, D.C./Interstate 495 Beltway and 50 miles north of Richmond, providing access to over nine million consumers in a one-hour drive.

A photo of the property can be downloaded [here](#).

About Cushman & Wakefield

Cushman & Wakefield (NYSE: CWK) is a leading global commercial real estate services firm for property owners and occupiers with approximately 52,000 employees in approximately 400 offices and 60 countries. In 2022, the firm reported revenue of \$10.1 billion across its core services of property, facilities and project management, leasing, capital markets, and valuation and other services. It also receives numerous industry and business accolades for its award-winning culture and commitment to Diversity, Equity and Inclusion (DEI), Environmental, Social and Governance (ESG) and more. For additional information, visit www.cushmanwakefield.com.

Media Contact:

Jayden Lapin-Tatman

Cushman & Wakefield

Communications Manager, East Region

+1 212 841 5052

jayden.lapintatman@cushwake.com