

Prologis Marcus Hook

601 EAST 10TH STREET | MARCUS HOOK, PA 19061 USA

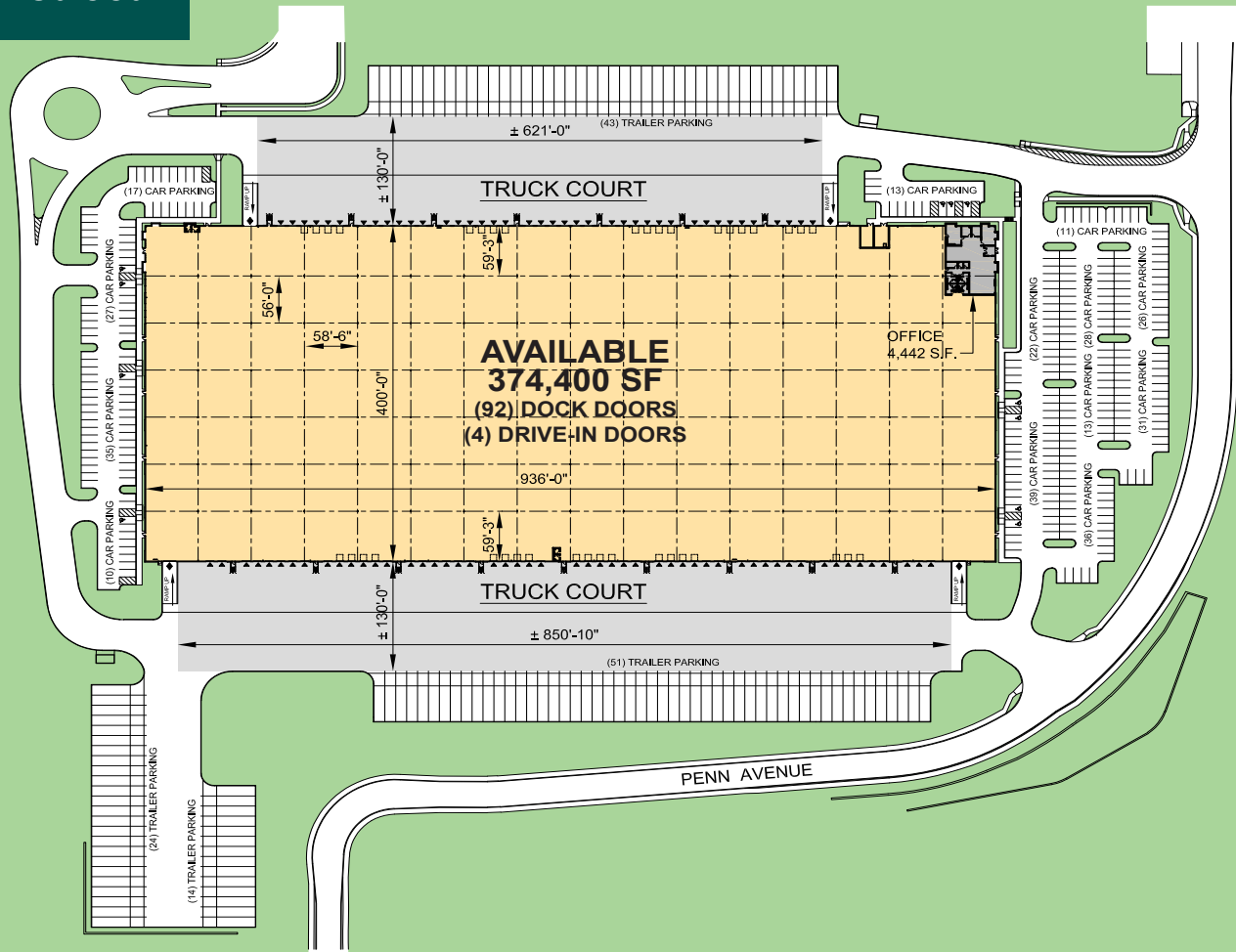


374,400 SF

CLASS A INDUSTRIAL SPACE AVAILABLE



601 East 10th Street



Building Specifications

- 374,400 SF available
- ± 4,442 SF office
- 936' x 400' building dimensions
- 40' clear height
- 92 dock high doors
- 4 drive-in doors
- 58'-6" x 56' column spacing
- LED motion sensor lighting
- 308 car parking spaces
- 132 trailer parking space
- 3,200 amps, 477/280v, 3-phase
- ESFR sprinkler system

Site Advantages

- Located at Exit 4 of I-95 with immediate access to US-13
- ± 20 miles from the Port of Philadelphia
- ± 10 miles from the Port of Wilmington Maritime and Philadelphia International Airport
- LERTA tax designation



10.5 miles to
Philadelphia International Airport



Immediate access to US 13
and 1 mile to I-95



9 miles to
Center City Philadelphia

Corporate Neighbors

- 1 Pepsi
- 2 Red Bull
- 3 Cintas
- 4 Refresco
- 5 FedEx Express
- 6 USPS

Marcus Hook Labor Force



Total Labor Force

10 Miles 15 Miles

441,596

1,190,156



Total Population

542,087

1,453,021

2-Day
Delivery Area

1-Day
Delivery Area

MILWAUKEE
842 mi / 13 hrs

DETROIT
576mi / 9 hrs

CHICAGO
750 mi / 11.5 hrs

INDIANAPOLIS
652mi / 10 hrs

ST. LOUIS
877 mi / 13.5 hrs

LOUISVILLE
664mi / 10.5 hrs

NASHVILLE
783 mi / 12 hrs

ATLANTA
778 mi / 12 hrs

TORONTO
506mi / 8 hrs

PORTLAND
432 mi / 7.5 hrs

BOSTON
334mi / 6 hrs

PITTSBURGH
297mi / 5 hrs

NEW YORK
114 mi / 2 hrs

Marcus Hook
PHILADELPHIA
23 mi / 0.5 hrs

WASHINGTON, D.C.
120mi / 2.5 hrs

BALTIMORE
83.5mi / 1.5 hrs

NORFOLK
255 mi / 4.75 hrs

RALEIGH
380mi / 6.5 hrs

CHARLESTON
649mi / 10 hrs



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Prologis is the leading owner, operator and developer of industrial logistics real estate with approximately 1.2 billion square feet owned and under management in 20 countries on four continents.

Data as of September 30, 2024, for assets the company owned or had investments in, on a wholly owned basis or through co-investment ventures, properties and development projects.