

PROLOGIS CARLISLE 11

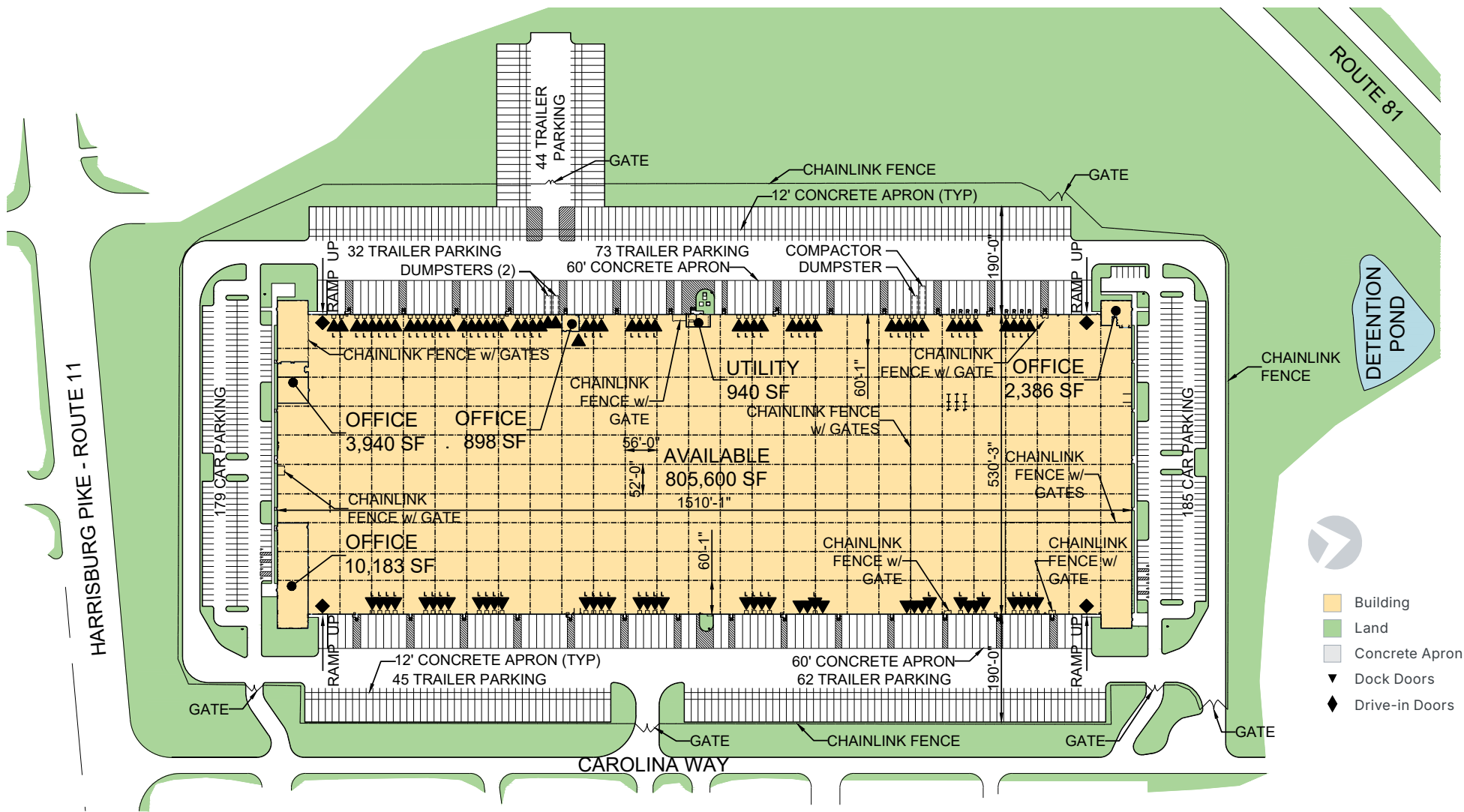
100 CAROLINA WAY | CARLISLE, PA 17015








INDUSTRIAL SPACE FOR LEASE

±805,600 SF

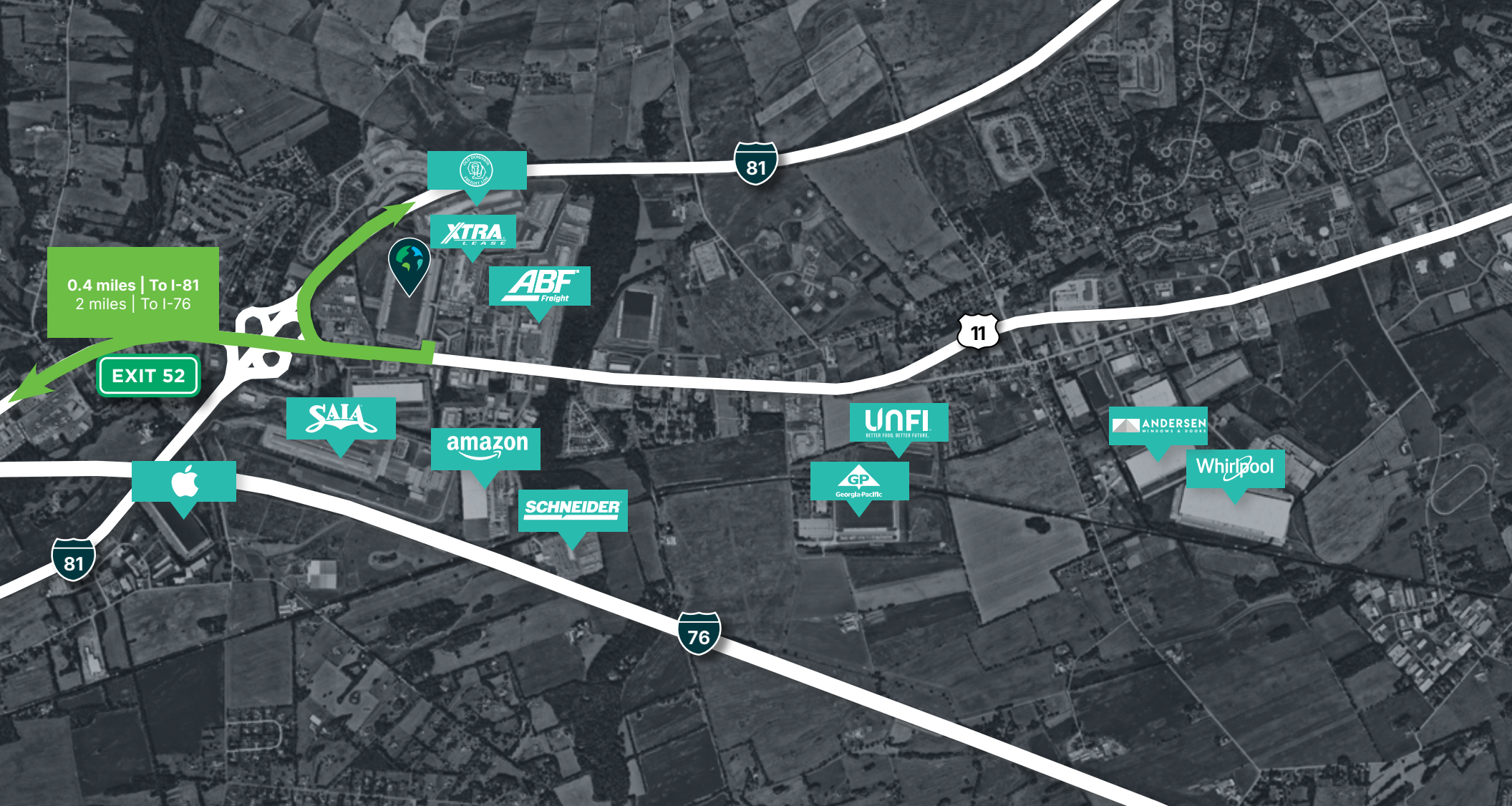




-  Building
-  Land
-  Concrete Apron
-  Dock Doors
-  Drive-in Doors

Property Features

Available Space	Office SF	Dock Doors	Drive-in Doors
±805,600 SF	±17,407 SF	95 (9' x 10')	4
Clear Height	Trailer Parking Spaces	Car Parking Spaces	Column Spacing
40'	256	364	56' x 52'
Truck Court	Electrical Service	Sprinkler	Lighting
190'	4,000 amps	ESFR	LED Motion Sensor



0.4 miles | To I-81
2 miles | To I-76

EXIT 52



Location Overview

HIGHWAYS

ROUTE 11	<1 mile
I-81	<1 mile
I-76	2 miles
I-83	17 miles

CITIES

CARLISLE, PA	6 miles
HARRISBURG, PA	18 miles
SHIPPENSBURG, PA	26 miles
YORK, PA	38 miles

BALTIMORE, MD	90 miles
PHILADELPHIA, PA	122 miles
WASHINGTON, DC	132 miles
NEW YORK, NY	184 miles

Regional Overview

LOGISTICS

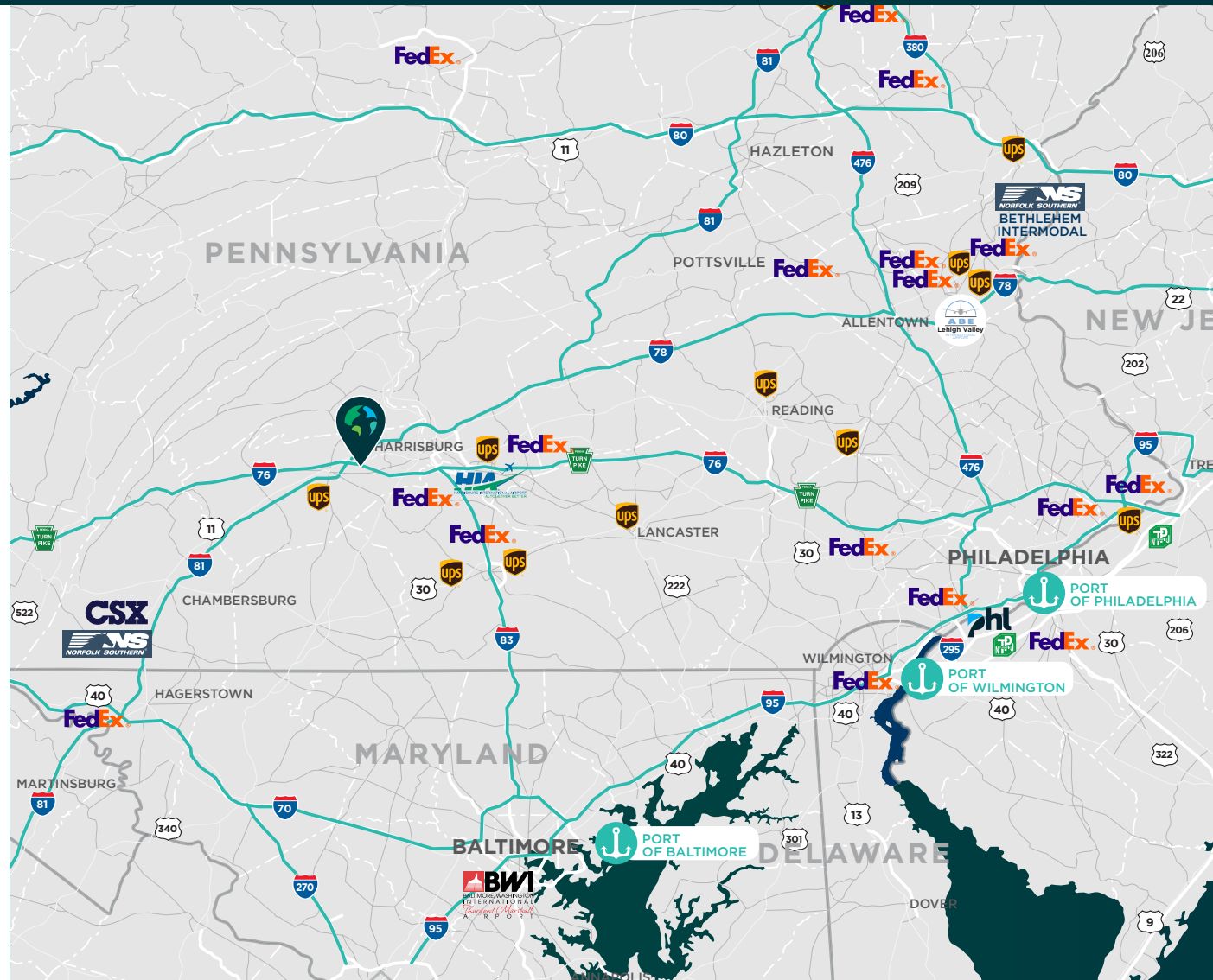
UPS CARLISLE	8 MILES
FEDEX NEWVILLE	17 MILES
UPS SUPER HUB	26 MILES
FEDEX MIDDLETOWN	28 MILES
FEDEX YORK	33 MILES

PORTS

PORT OF BALTIMORE	91 MILES
PHILAPORT	126 MILES
PORT OF WILMINGTON	139 MILES

AIRPORTS

HARRISBURG INT AIRPORT	28 MILES
LEHIGH VALLEY INT AIRPORT	99 MILES
PHILADELPHIA INT AIRPORT	128 MILES





FORKLIFT DRIVERS

\$15.13 Average Hourly Rate

15 MIN	30 MIN	45 MIN
403	2,970	5,612
2025 RESIDENT WORKERS		
459	1,068	1,461
NET COMMUTERS		



WAREHOUSE WORKERS

\$16.19 Average Hourly Rate

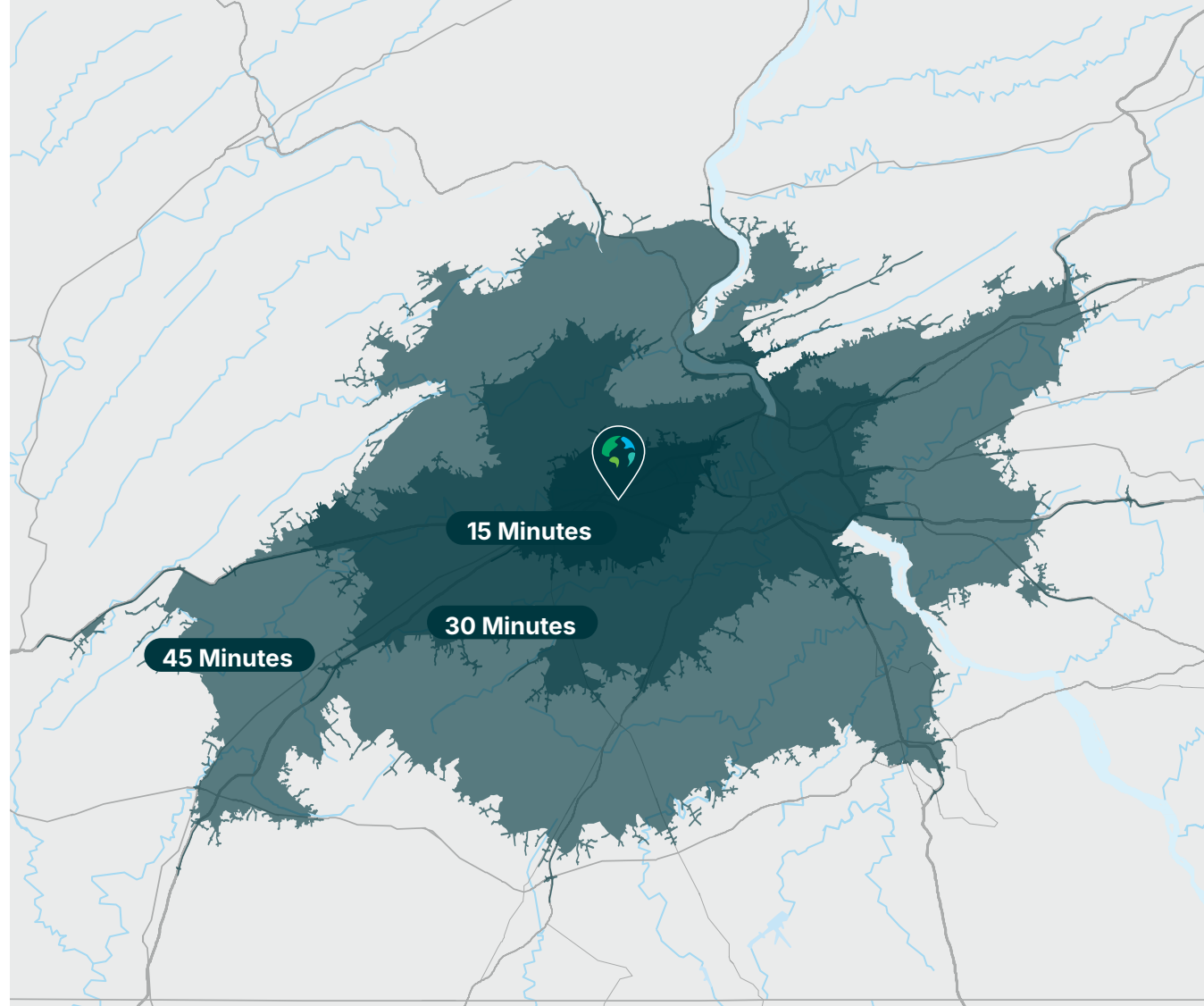
15 MIN	30 MIN	45 MIN
1,516	11,762	22,785
2025 RESIDENT WORKERS		
1,341	2,632	4,359
NET COMMUTERS		



ASSEMBLERS & FABRICATORS

\$17.73 Average Hourly Rate

15 MIN	30 MIN	45 MIN
133	1,045	2,579
2025 RESIDENT WORKERS		
29	9	54
NET COMMUTERS		



Labor Market

	Total Population	2025-2030 Year Growth Rate	Number of Households	Median Household Income	Labor Force Population	Transportation/Material Moving Workers (Total Workers)	Transportation/Material Moving Workers (% of Labor Force)
15 MIN	76,025	3.9%	30,451	\$88,522	62,295	4,120	10.4%
30 MIN	452,230	2.5%	183,888	\$81,047	370,102	23,581	10.0%
45 MIN	839,638	1.9%	337,658	\$80,855	686,809	47,262	10.8%

PROLOGIS

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The world runs on logistics. At Prologis, we don't just lead the industry, we define it. We create the intelligent infrastructure that powers global commerce, seamlessly connecting the digital and physical worlds. From agile supply chains to clean energy solutions, our eco systems help your business move faster, operate smarter and grow sustainably. With unmatched scale, innovation and expertise, Prologis is a category of one—not just shaping the future of logistics but building what comes next.

