

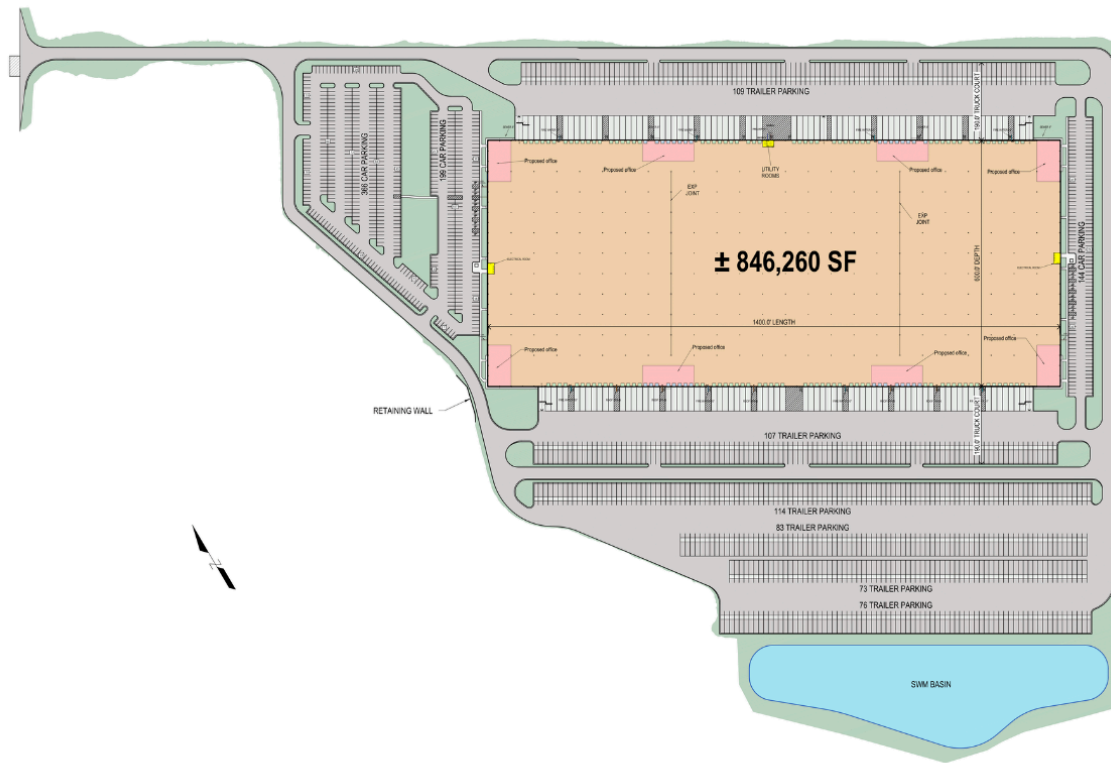


AVAILABLE

846,260 SF

PNK ASHTON

Ashton Park Dr, Colonial Heights, VA 23834

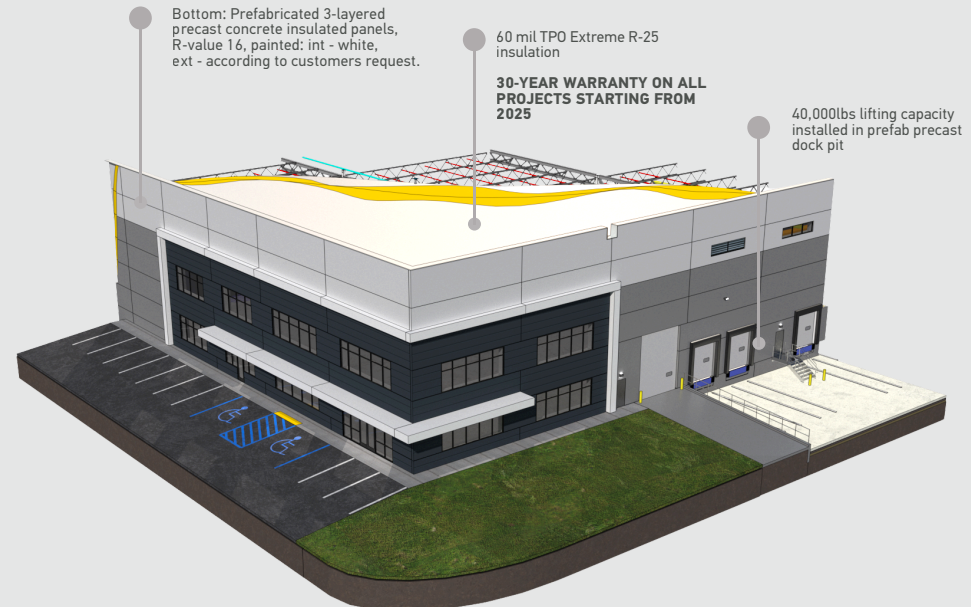
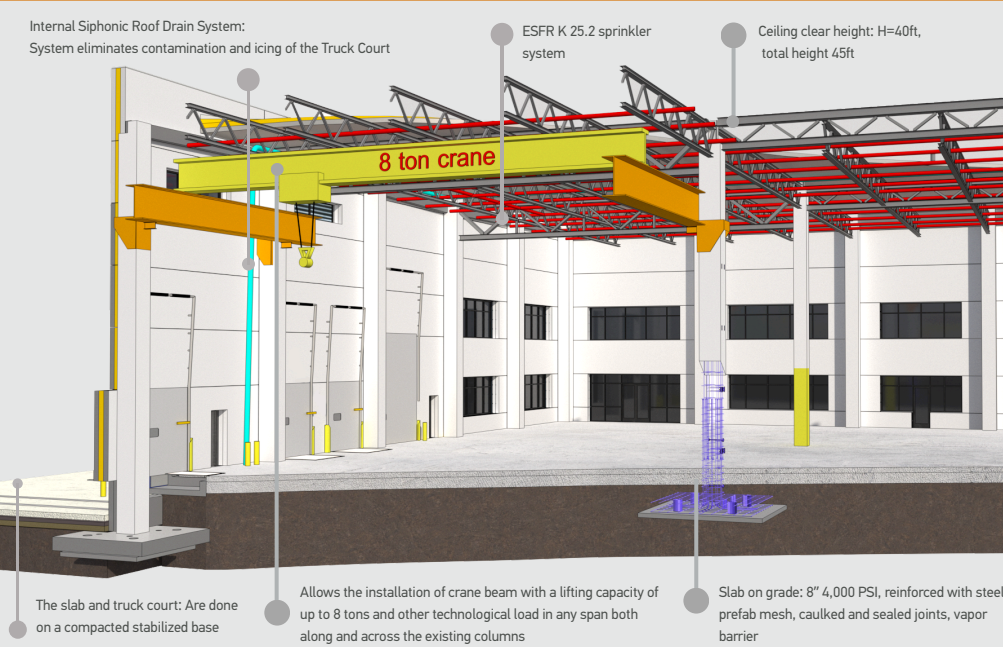


Site Plan

Ashton Park Dr, Colonial Heights, VA 23834

- 40 feet Clear Height
- 50'x 56' with 75' speed bay
- 603' deep × 1403' wide
- 190' truck court with concrete apron
- 5 Drive-in doors with concrete ramp
- 112 fully equipped docks with dock levelers
- 562 Trailer Parking
- 709 Car Parking

PNK BUILDING STRUCTURE



*Cranes and crane beams are not part of the standard configuration



**ROBUST REINFORCED
CONCRETE STRUCTURAL
FRAME**



**8" REINFORCED
CONCRETE SLAB**



**COMPLETE SET OF
DOCK EQUIPMENT**

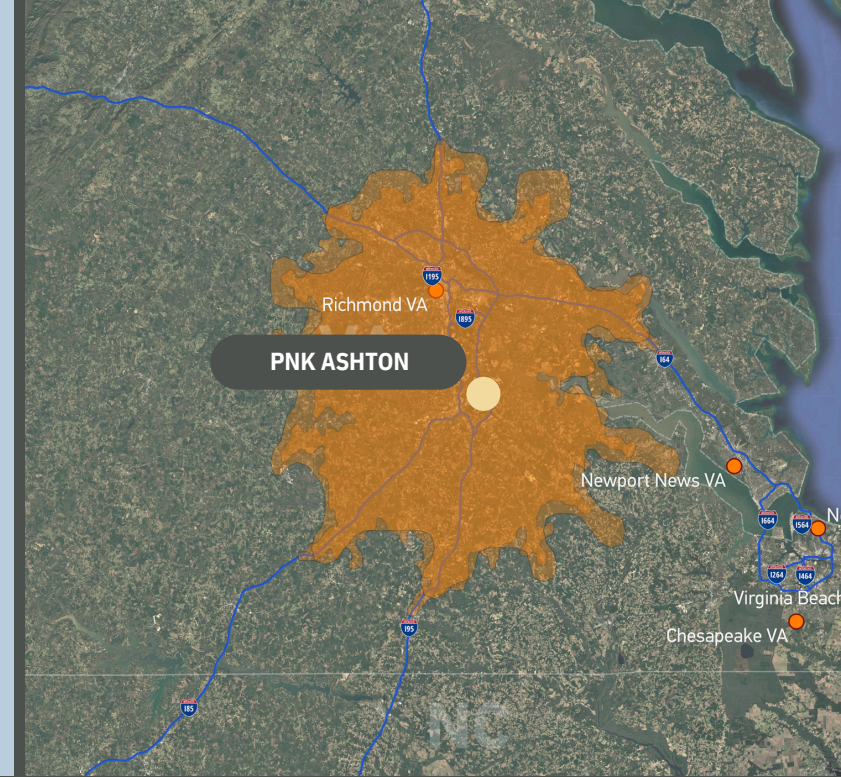
PNK WARRANTY

- 5 YEARS FOR THE REINFORCED CONCRETE BUILDING FRAME
- 30 YEARS FOR THE ROOFING MEMBRANE ON ALL PROJECTS STARTING FROM 2025

CORPORATE NEIGHBORS



Ashton Park Dr, Colonial Heights, VA 23834



REGIONAL PROXIMITY

City	Miles	Minutes
Richmond, VA	16	20
Washington, DC	124	135
Raleigh, NC	140	139
Port of Richmond	15	19
Port of Virginia	76	96

LABOR DEMOGRAPHICS

45 Mile	
Population:	2,800,000
Workforce (18+):	1,750,000
45 Minute	
Population:	1,900,000
Workforce (18+):	1,187,500

Ashton is located within 1 day's drive of:

45%
of the U.S. population

30%
of U.S. manufacturers

38%
of U.S. domestic trade & service industries

Ashton Park Dr
Colonial Heights,
VA 23834

all inquiries
leasing@pnk.group

Adam Lawson
adam.lawson@jll.com
804.200.6384

Jimmy Appich
jimmy.appich@jll.com
804.200.6420

