

PROFESSIONAL PROFILE

DAWN M. CALABRESE, CCIM VICE PRESIDENT

Tel: 804.697.3406
Fax: 804.697.3479
Email: dawn.calabrese@thalhimer.com
Website: thalhimer.com



SPECIALTY

Extensive experience in Industrial and Office Sales and Leasing

CAREER SUMMARY

Dawn joined Thalhimer in 1989. Dawn's 20 plus years and broad experience at Thalhimer evaluating and marketing properties and representing major corporate accounts in sales and lease negotiations for various property types enables Dawn to provide a wide range of services to her clients. Currently Dawn exclusively represents over 2 million sq. ft. of Class A high bay warehouse/distribution, office and flex properties in the Richmond metropolitan area.

INDUSTRY ACHIEVEMENTS/MEMBERSHIPS

Certified Commercial Investment Member (CCIM) Designee- 2011

GRACRE - 2010 Industrial Transaction of the Year (GSA Lease)

Ranked among Richmond's "Top Brokers" by CoStar based on industrial leasing volume since 2006

Annual recipient of the Richmond Association of REALTORS Distinguished Achiever Award since 1992

REFERENCES

Michael Dening, President Ed Mitchell, Vice President Devon USA 1415 E. Main Street Richmond, VA 23219 804.643.3187	James Bretting Senior Asset Manager Weingarten Realty Investors 2600 Citadel Plaza Drive Houston, TX 77008 713.866.6013
--	--

EDUCATION

- Virginia Polytechnic Institute and State University, B.S. In Business Administration and Marketing.
- Earned Virginia Real Estate Broker's License in 2002.

RECENT LEASE TRANSACTIONS

Office

Represented Tenant - Mid-Atlantic Convenience Stores
▪ Boulders Center – Parkway Properties 23,224 Sq.Ft.

Industrial

Represented Landlord – Weingarten
▪ GSA Department of Army 138,000 Sq. Ft.
▪ HCA 97,191 Sq.Ft.
▪ National Delivery Systems 78,232 Sq. Ft.
▪ Emerson Ecologics 43,536 Sq.Ft.

PROFESSIONAL PROFILE

DAWN M. CALABRESE, CCIM VICE PRESIDENT

Tel: 804.697.3406
Fax: 804.697.3479
Email: dawn.calabrese@thalhimer.com
Website: thalhimer.com



SPECIALTY

Extensive experience in
Industrial and Office Sales and
Leasing

SALES EXPERIENCE

Investment/Industrial Building Sales

Wistar Center	49,000 Sq.Ft.	\$5,200,000
Bloom Brothers, VA Beach	50,882 Sq.Ft.	\$4,000,000
Bermuda Warehouse		
12600 Bermuda Triangle Road	108,000 Sq.Ft.	\$3,100,000
Integris Metals/Ryerson		
6301 Gorman Road	55,000 Sq.Ft.	\$2,345,000
Bridgewater Wholesalers, Inc.		
3000 Transport Street	76,000 Sq.Ft.	\$1,800,000
4114-4122 West Broad Street	18,000 Sq.Ft.	\$1,325,000
10487 Lakeridge Parkway	34,500 Sq.Ft.	\$1,200,000
Corporate Hills Office Park	54,000 Sq.Ft.	\$1,000,000
Pittston Companies,		
2880 Charles City Rd.	14,500 Sq.Ft.	\$ 500,000
Sola Optical USA		
830 W. Roslyn Rd.	103,000 Sq.Ft.	\$ 450,000
Carolina Atlantic		
4407 Sarellen Road	14,400 Sq.Ft.	\$ 450,000
1945 Puddledock Rd.	30,000 Sq.Ft.	\$ 400,000

Land Sales

131 Acres, White Oak Industrial Park	131 Acres	\$1,313,600
11964 W. Broad St. near		
Short Pump Town Center	2 Acres	\$1,100,000
Branders Bridge Rd.	259 Acres	\$1,000,000
Oaklake Industrial Park	5 Acres	\$ 300,000
(Richmond Indoor Sports Facility -RISE)		
95/10 Industrial Park	11 Acres	\$ 400,050
(Penske -Truck Leasing Facility)		

LEASE TRANSACTIONS EXPERIENCE

Wyeth	375,000 Sq.Ft.
Menlo Logistics	315,000 Sq.Ft.
Glaxo Smith Kline	262,000 Sq.Ft.
Stone Smurfit	208,000 Sq.Ft.
The Antioch Company	169,448 Sq.Ft.
Anheuser Busch Companies	143,000 Sq.Ft.

PROFESSIONAL PROFILE

DAWN M. CALABRESE, CCIM **VICE PRESIDENT**

Tel: 804.697.3406
Fax: 804.697.3479
Email: dawn.calabrese@thalhimer.com
Website: thalhimer.com



SPECIALTY

Extensive experience in
Industrial and Office Sales and
Leasing

Mazda Motors	140,000 Sq.Ft.
USF Logistics/Sara Lee	116,449 Sq.Ft.
The Sharper Image	112,000 Sq.Ft.
Hill Phoenix	101,000 Sq.Ft.
Bridgewater Wholesalers, Inc.	76,000 Sq.Ft.
Bloom Brothers Furniture	72,967 Sq.Ft.
Xymid	72,514 Sq.Ft.
HCA	60,000 Sq.Ft.
Amware	54,000 Sq.Ft.
Bermuda Distribution	54,000 Sq.Ft.
VA Department of Taxation	48,000 Sq.Ft.
Jim's Formal Wear	43,000 Sq.Ft.
Alcoa	40,000 Sq.Ft.
The Kane Company	36,336 Sq.Ft.
MidSouth Distributors	30,000 Sq.Ft.
Holt Printing	29,000 Sq.Ft.
Whirlpool Corporation	24,000 Sq.Ft.
Eagle Global Logistics	24,000 Sq.Ft.
HCA Corporation	24,000 Sq.Ft.
Anthony Door	24,000 Sq.Ft.
USA Government-Dept. of Defense	20,400 Sq.Ft.
Carolina Atlantic Distributors, Inc.	14,400 Sq.Ft.
Sears Home Improvement	13,000 Sq.Ft.
Cadmus Communications Corp.	12,000 Sq.Ft.
Ferguson Enterprises	11,500 Sq.Ft.
Bon Secours Home Medical	11,306 Sq.Ft.
GE Richards	10,000 Sq.Ft.
Belfor	6,500 Sq.Ft.
Truland	6,430 Sq.Ft.
7-11	2,400 Sq.Ft.