



BLUE RIDGE INDUSTRIAL COMPLETES DISPOSITION OF SOUTH ELM INDUSTRIAL PARK IN GREENSBORO, NORTH CAROLINA



Greensboro, NC – January 23, 2026 – Blue Ridge Industrial (BRI) announced the disposition of South Elm Industrial Park, a 13-building industrial portfolio totaling 336,192 square feet in Greensboro, North Carolina. BRI originally acquired the portfolio in December 2021.

South Elm Industrial Park consists of buildings located at 101–111 Creek Ridge Road, 201–211 Creek Ridge Road, and 3012 S. Elm-Eugene Street. The property serves a diverse mix of flex, service, and small-bay industrial tenants and offers multiple loading solutions including dock-high and drive-in configurations across suites.

The portfolio is strategically located within the Greensboro industrial corridor and benefits from direct connectivity to several major interstate systems serving the Piedmont Triad region. The property is located within close proximity to Downtown Greensboro and Piedmont Triad International Airport, providing tenants with convenient access to labor and regional freight networks. The buildings feature functional front-park, rear-load layouts with clear heights up to 20 feet, supporting a range of industrial uses including warehousing, light manufacturing, and service operations.

“South Elm Industrial Park attracted consistent demand from small-bay users throughout our hold period,” said Michael Trapani, Managing Partner at BRI. “The property’s flexible layouts and central Greensboro location made it a strong fit for a wide range of industrial tenants.”

“Assets like South Elm that provide functional space for local and regional businesses remain highly sought after,” added Nate Leifeld, Managing Partner at BRI.

About Blue Ridge Industrial

Blue Ridge Industrial, LLC is a real estate private equity firm based in Dallas, TX that acquires and manages functional, well-located industrial properties. Founded in 2018 by Michael Trapani and Nate Leifeld, BRI has acquired 78 buildings in 5 markets totaling 3.8 million square feet. More information about Blue Ridge Industrial can be found at www.bri-re.com.