

📍 ASHBURN, VIRGINIA

QTS Ashburn is one of industry's most flexible, efficient builds in the Northern Virginia Market. Totalling 427,320 square feet, 32MW of critical power, and direct access to over a dozen carriers, QTS Ashburn is the first full-service data center in the region and is designed to cost effectively meet rapid, large scale deployment needs and offer growing companies a home in one of the nation's most desirable markets.



BUILDING SPECIFICATIONS

- 427,320 sq. ft. total enclosed space
- 172,000 sq. ft. of clear span raised floor
- 3 floor design with 4 data halls each
- 125mph wind resistant data center

POWER

- 32MW Critical Power
 - 2.66MW nominal Critical Power per Data Hall
 - 174 average W/sf
- N+1 Block or distributed redundant
- 34.5kV Utility Service
- (18) 3,000kW Generators at 480V each; (1) House Generator
- 24 hour fuel supply

COOLING

- (14) Water Cooled Centrifugal Chillers; (2) Plants at N=6+1 Chillers
- Cooling Towers
- Chilled Water Piping System
- 12 hour condenser water storage in interior tanks
- CRAH's at N+1 redundancy (with space for N+2)

QUICK FACTS

- Located at 22271 Broderick Drive, Sterling, VA 20166
- 1 Mile from Interconnection point
- 4.5 Miles to Dulles International Airport





QTS ASHBURN

INNOVATIVE DESIGN

- 3' raised floor
- 12" ceiling height above raised floor
- Steel frame structure with concrete panel exterior
- 125mph wind resistant data center

OPTIMIZED SPACE AND POWER

- 3 story design maximizes capacity within the property line
- 0.053 dollar/kWH
- 1.2 Design PUE
- 174 average W/ sq. ft.

SALES AND USE TAX EXEMPTIONS

- Available for data centers that invest \$150 million or more, hire 50 or more employees, pay at least 1.5 times the average local wage, and enter into an MOU with the Virginia Economic Development Partnership. Colocation facilities can aggregate the capital investment and new job requirements among the data center owner and tenants. These exemptions extend to qualified data center equipment, including servers, routers, generators, chillers and other enabling hardware.

MAJOR BUSINESS FACILITY JOB TAX CREDIT

- This credit allows for qualifying companies who create at least 50 new jobs within a 12-month period to take an income tax credit of \$1,000 per new job. The credit is taken in equal installments of \$500 per year for two years. Unused credits can be carried forward for up to 10 years.

CONNECTIVITY

- Located in the heart of the Internet, QTS Ashburn leverages a wide array of carriers across twelve (12) data halls at +14,335 sq. ft. each



BENEFITS

- Efficient, Innovative Design
- Fiber rich network
- Access to data center alley
- Access to QTS "The Vault" facility

