



CUSHMAN &
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THALHIMER

FIVE FAST FACTS

CHARLOTTESVILLE, VA
Q4 2025



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01

AstraZeneca will build a **\$4.5 BILLION** manufacturing hub at the Rivanna Futures site in Albemarle County – the largest single manufacturing investment in the company’s history – creating 600 permanent jobs.



02

Merck & Co will build a **\$3 BILLION** 400,000 SF pharmaceutical manufacturing facility in Elkton, creating 500 jobs.



03

UVA fundraising surpassed **\$885 MILLION** in FY 2025, marking the eighth consecutive year of annual commitments over \$500 million and 43% increase over the previous fiscal year.



04

Afton Scientific broke ground on the **\$200 MILLION** expansion of its Albemarle County facility, a project that will increase its square footage to eight times its current size.



05

The University of Virginia led Virginia schools for the sixth consecutive year in the 2026 ranking of Best National Universities by U.S. News and World Report, **RANKING #26** in the country.

