

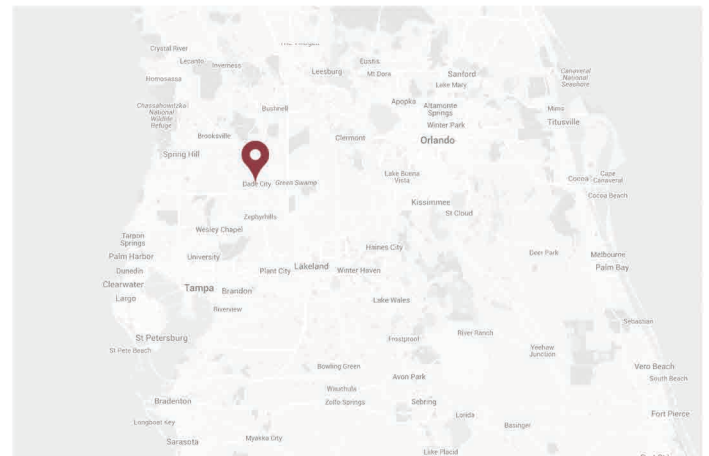


## PROPERTY FEATURES

- 355 ACRES WITH OVER 800,000 SF OF SPACE
- HEAVY INDUSTRIAL ZONING
- CURRENT PERMITTED WATER RIGHTS 3.5 MGD
- BUILD TO SUIT CAPABILITIES
- 2,500 SF TO 250,000 SF AVAILABLE
- 17' - 45' CLEAR HEIGHT
- AMPLE ELECTRIC POWER
- DOCK HIGH AND GRADE LEVEL LOADING
- AMPLE PARKING & OUTSIDE STORAGE
- ADDITIONAL DEVELOPMENT ENTITLEMENTS
- CSX RAIL SPURS
- ON SITE WASTE WATER TREATMENT FACILITY

## OFFICE SPACE FEATURES

- FULL SERVICE LEASE
- SUITES AVAILABLE FROM 100 - 9500 SF
- BROADBAND INTERNET AVAILABLE



**FOR MORE INFORMATION OR TO TAKE A TOUR, PLEASE CONTACT:**

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