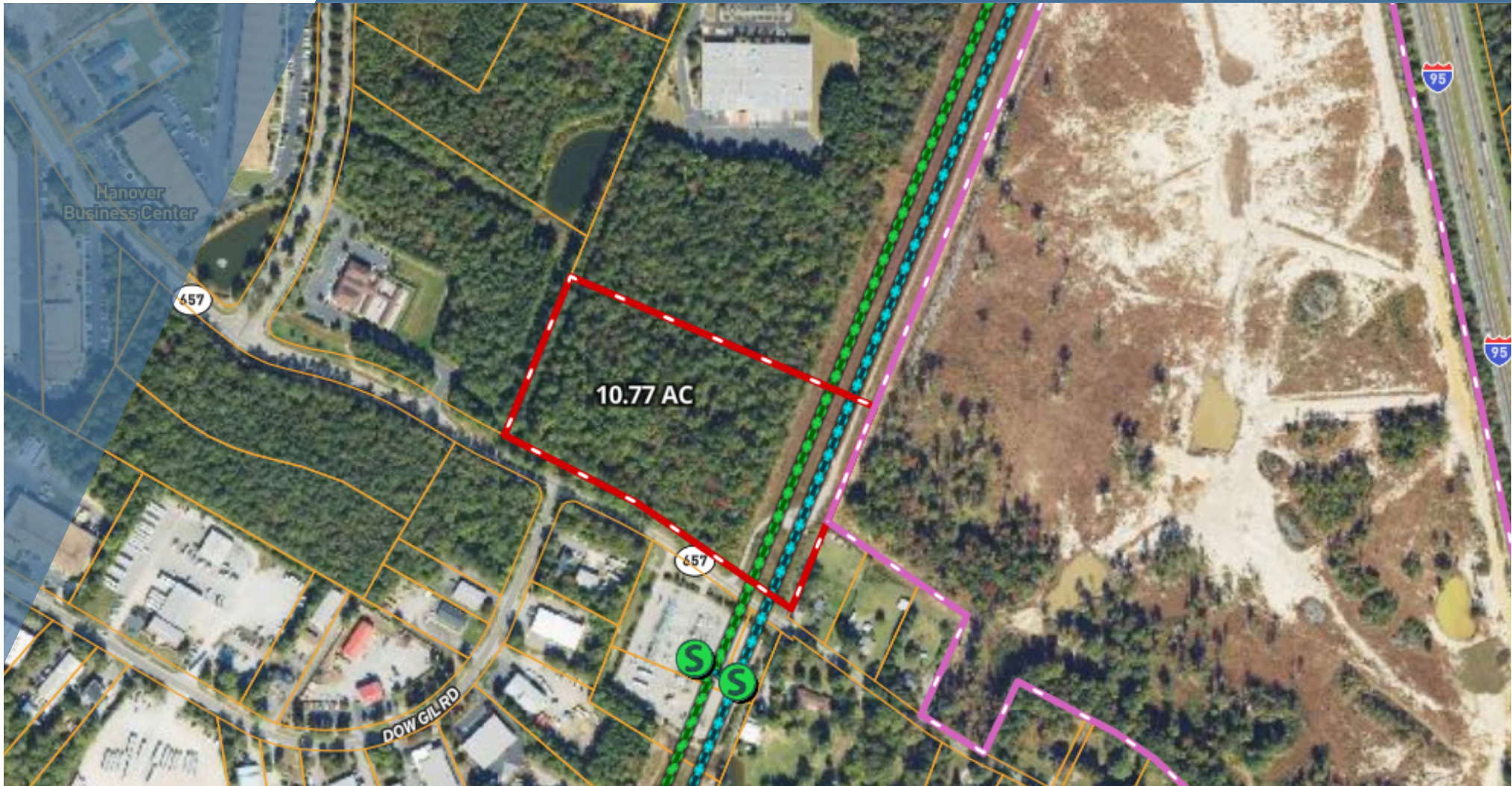


**SugarOak**  
Realty, LLC®

# ASHLAND-HANOVER INDUSTRIAL SITE

0 ASHCAKE RD, ASHLAND, VA 23005



**4 +/- BUILDABLE ACRES (10.77 TOTAL)**

**ALLAN SHARRETT**

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# ASHLAND-HANOVER INDUSTRIAL SITE

0 Ashcake Rd, Ashland, VA 23005



## PROPERTY FEATURES



**LIST PRICE:** Please Inquire

- **DIRECT ACCESS TO 230/115 KV SUBSTATION & TRANSMISSION LINES** (Dominion Energy)
- Parcel: 4-5 buildable acres (10.77 AC total); w/ possible 106 AC available for assemblage (10426 Ashcake Road)
- Zoning: Limited Industrial (M-1); includes data centers, light manufacturing and many other uses
- Locality: Town of Ashland, VA
- Substation: Dominion Energy's Hanover Substation (230/115kV), directly across from parcel (Ashcake Rd)
- Location: 0 Ashcake Rd, ASHLAND, VA 23005 (intersection of Ashcake Rd & Dow Gil Rd)
- Parcel ID: 7789-25-6605
- 1/2 mile to U.S. Route 1 (Washington Hwy); 1.5 miles to I-95 interchange (exit 92)

