

<b>County</b>	Chesterfield
<b>Municipality</b>	Unincorporated
<b>Zoning</b>	General Development
<b>Tax Map ID</b>	121-000-000-003, 121-000-000-018
<b>Park Status</b>	Stand Alone Site
<b>Location</b>	26009 Hwy. 151
<b>Landuse</b>	Light Industrial (N) Agricultural (S) Light Industrial (E) Commercial (W)

<b>Pricing</b>	
<b>Pricing</b>	For Sale
<b>Sale Price</b>	\$8,000 to \$10,000

<b>Details</b>	
<b>Total Site Acreage</b>	497.00
<b>Developable Acreage</b>	429.50
<b>Additional Acreage Available</b>	Undetermined
<b>Minimum Divisible Acreage</b>	10.00
<b>Max Contiguous Developable Site</b>	310.00
<b>Maximum Building Size</b>	Undetermined
<b>Site Improvements</b>	Cleared
<b>Elevation Range</b>	408' to 483'
<b>Primary Soil Type</b>	Sand
<b>SC Certification Program</b>	Certified Park

<b>Due Diligence</b>	
<b>Cultural Resource Identification Survey</b>	Completed
<b>Boundary Survey</b>	Completed
<b>Protected Species Assessment</b>	Completed
<b>Preliminary Geotechnical Exploration</b>	Completed
<b>Phase 1 EPA Site Assessment</b>	Completed
<b>Topographical Survey</b>	Not Completed
<b>Wetlands Delineation</b>	Not Completed



**Utilities**

<b>Water Provider</b>	Alligator Rural Water & Sewer
<b>Nearest Water Line Size</b>	24 inches
<b>Distance to Nearest Water Line</b>	On-Site
<b>Wastewater Provider</b>	Alligator Rural Water & Sewer
<b>Nearest Sewer Line Size</b>	14" (Force)
<b>Distance to Nearest Sewer Line</b>	On-Site
<b>Natural Gas Provider</b>	Service Not Available
<b>Alternative Gases</b>	None Available
<b>Electric Provider</b>	Duke Energy Progress
<b>Telecomm Provider</b>	Sandhill Tele Cooperative

**Transportation**

<b>Road Serving Building</b>	Hwy 151 (4 Lanes)
<b>Rail Access</b>	CSX Transportation
<b>Runway Access</b>	No
<b>Barge Access</b>	No
<b>Nearest Interstate</b>	I-20 (26 Miles)
<b>Nearest Port</b>	Georgetown (126 Miles)
<b>Nearest International Airport</b>	Jackson International Airport - 6000 North Terminal Parkway, Atlanta, GA (77 Miles)
<b>Nearest Commercial Airport</b>	Florence Regional (38 Miles)
<b>Nearest Intermodal Facility</b>	NS Charlotte (69 Miles)