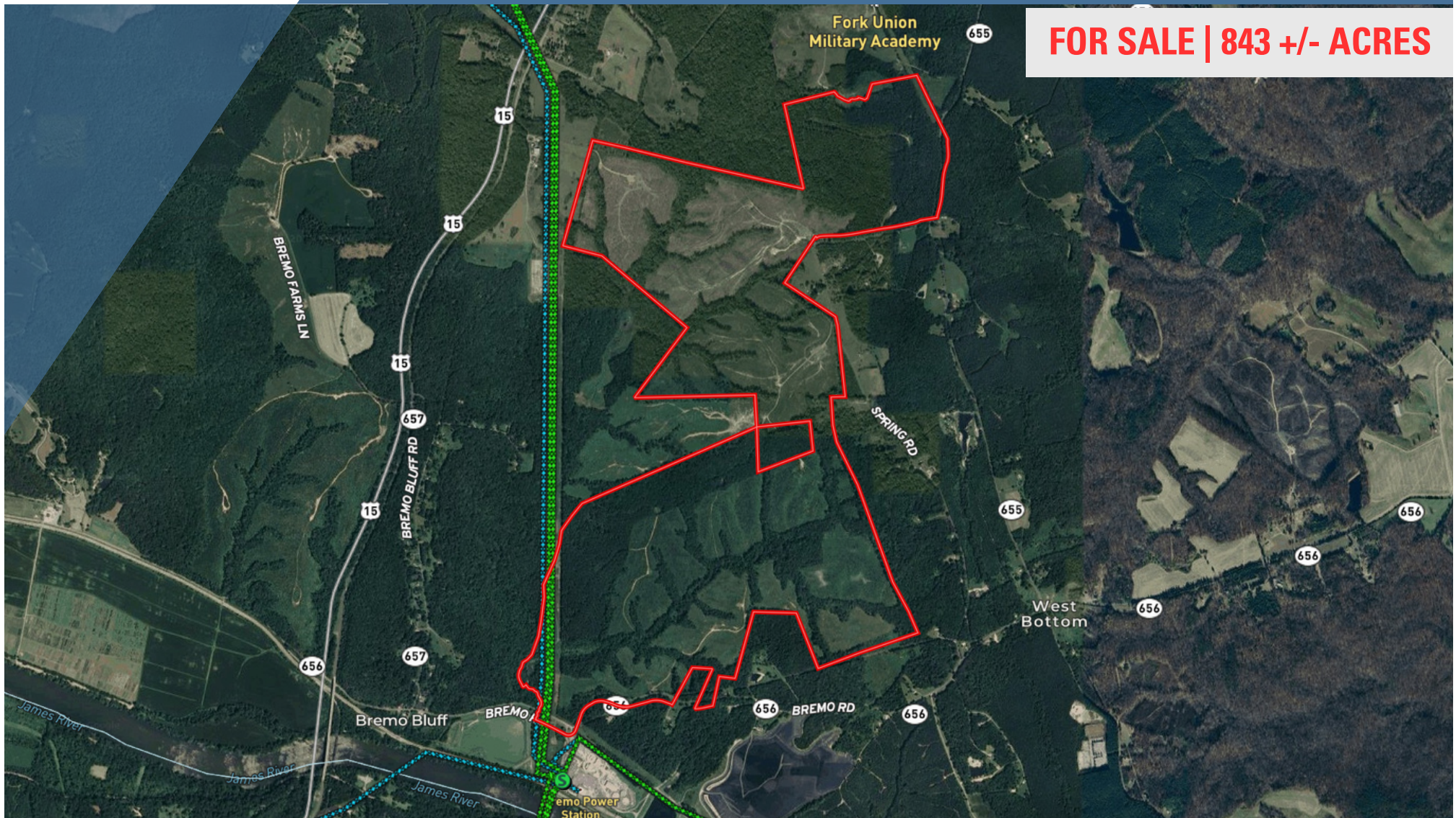


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FLUVANNA ENERGY SITE

0 BREMO ROAD, BREMO BLUFF, VA 23022

FOR SALE | 843 +/- ACRES



ANDY WALSH

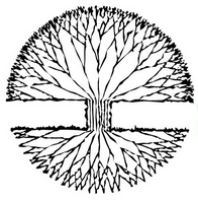
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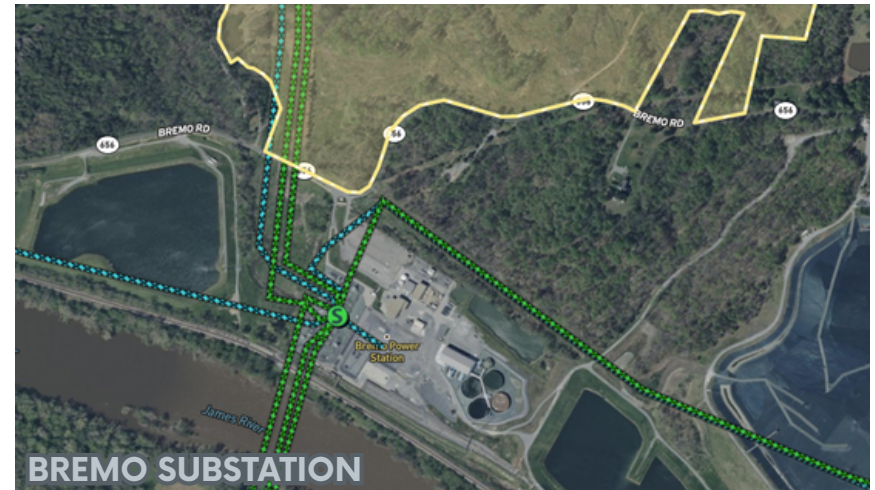
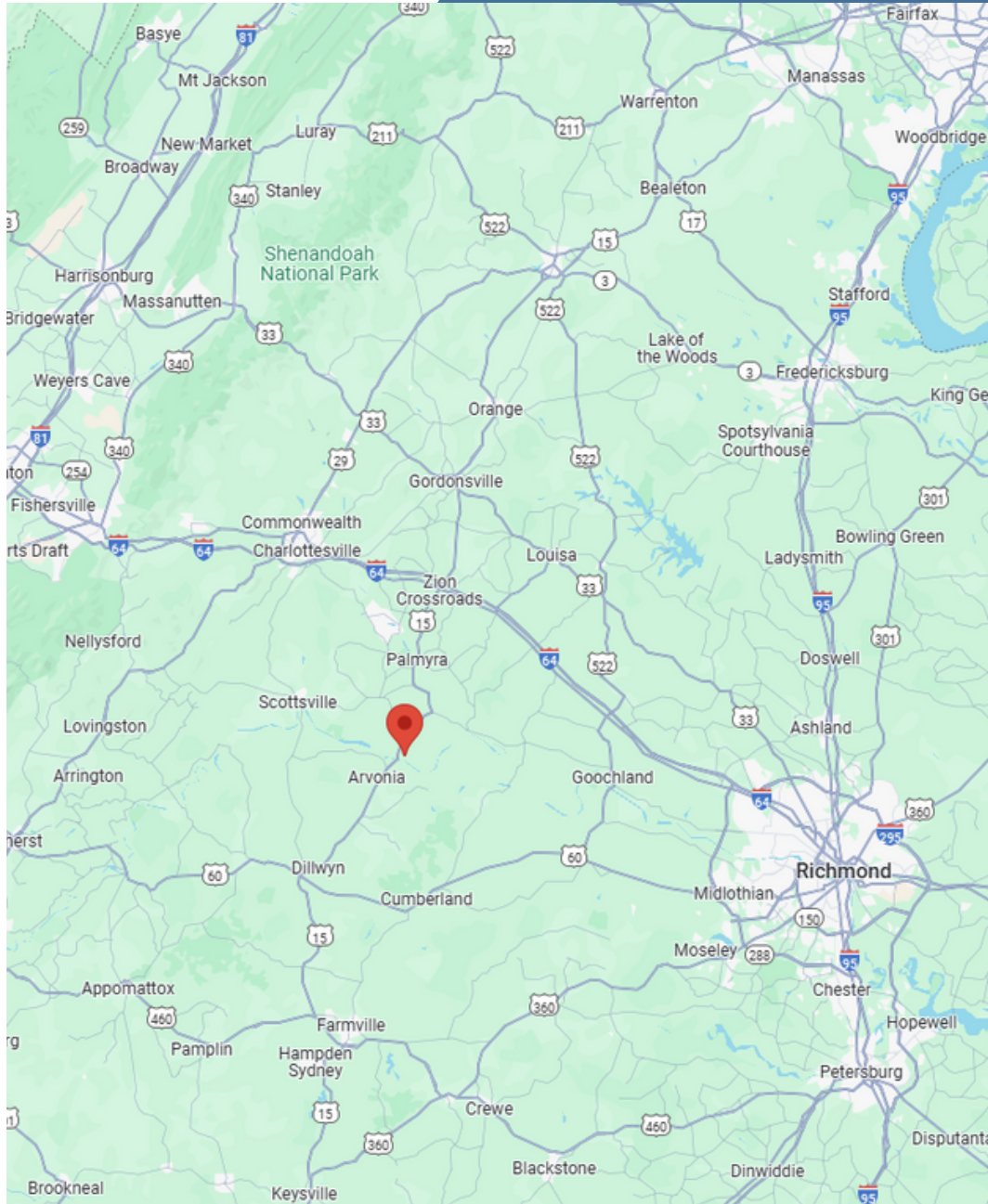


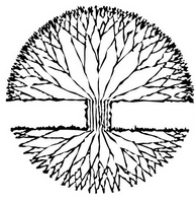
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SITE HIGHLIGHTS

0 BREMO ROAD, BREMO BLUFF, VA 23022

- **DIRECT ACCESS TO DUAL 230 kV & SINGLE 115 kV TRANSMISSION LINES**
- Access to **Bremo Substation & Fork Union Substation**
- **843 ACRES** for a scalable development

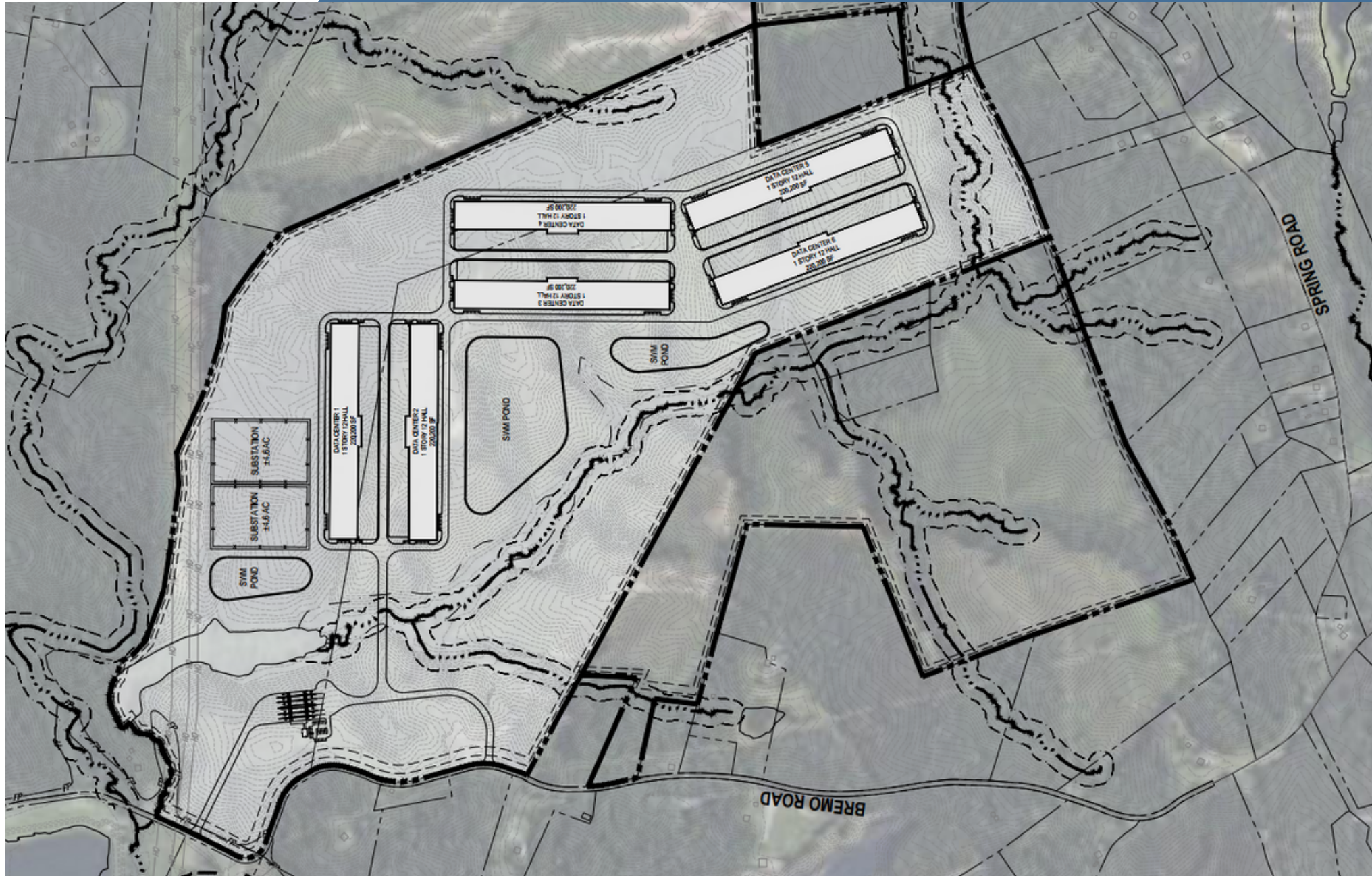




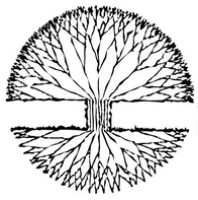
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CONCEPTUAL SITE PLAN

0 BREMO ROAD, BREMO BLUFF, VA 23022



Conceptual plan contemplates a **1.3M SF, 305-acre campus** at the **south end**, with **direct access to dual 230 kV transmission lines**



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SITE AERIAL

0 BREMO ROAD, BREMO BLUFF, VA 23022

