

Lancaster Air Rail Park Site 5

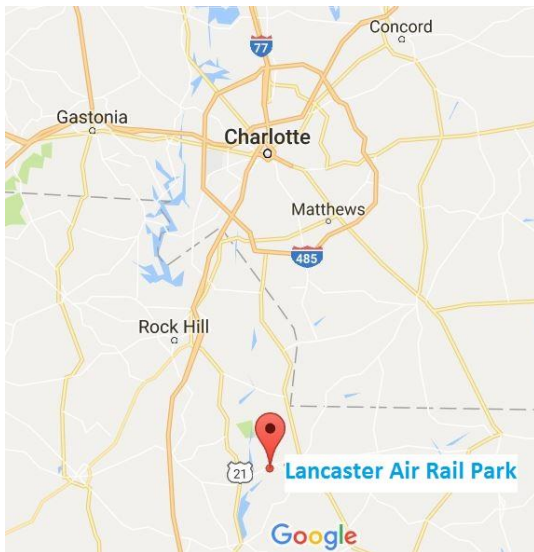


The Lancaster County Air-Rail Business Park is a county owned industrial park located on SC 9 with all infrastructure in place. The park offers tremendous access to the county’s skilled and sizeable manufacturing workforce. SC 9 to I-77 is four lanes with limited traffic signals. Lancaster County offers an extremely aggressive property tax incentive package and Tier II state incentives are available. The park has dual-rail access through the L&C Railroad.

Location	SC 9 and Nebo Road Lancaster, SC
Price	\$112,000
Size	11.2 Acres
Additional Acreage Available	N/A
Water	City of Lancaster Water and Sewer
Sewer	City of Lancaster Water and Sewer
Electricity	Duke Energy
Natural Gas	Lancaster County Natural Gas Authority
Fiber	Comporium Communications
Connectivity	
Highway	SC Hwy 9 (4 Lanes)
Interstate	I-77 (15 Miles)
Rail	Lancaster and Chester Railroad
Air	Charlotte Douglas International Airport (47 Miles) McWhirter Field -General Aviation (1 Mile)
Additional Information	The Park is a SC Certified Site. The zoning is light industrial.

Contact

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LANCASTER AIR RAIL PARK
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