

OVERVIEW

TYPE: SITE

ACRES: 58

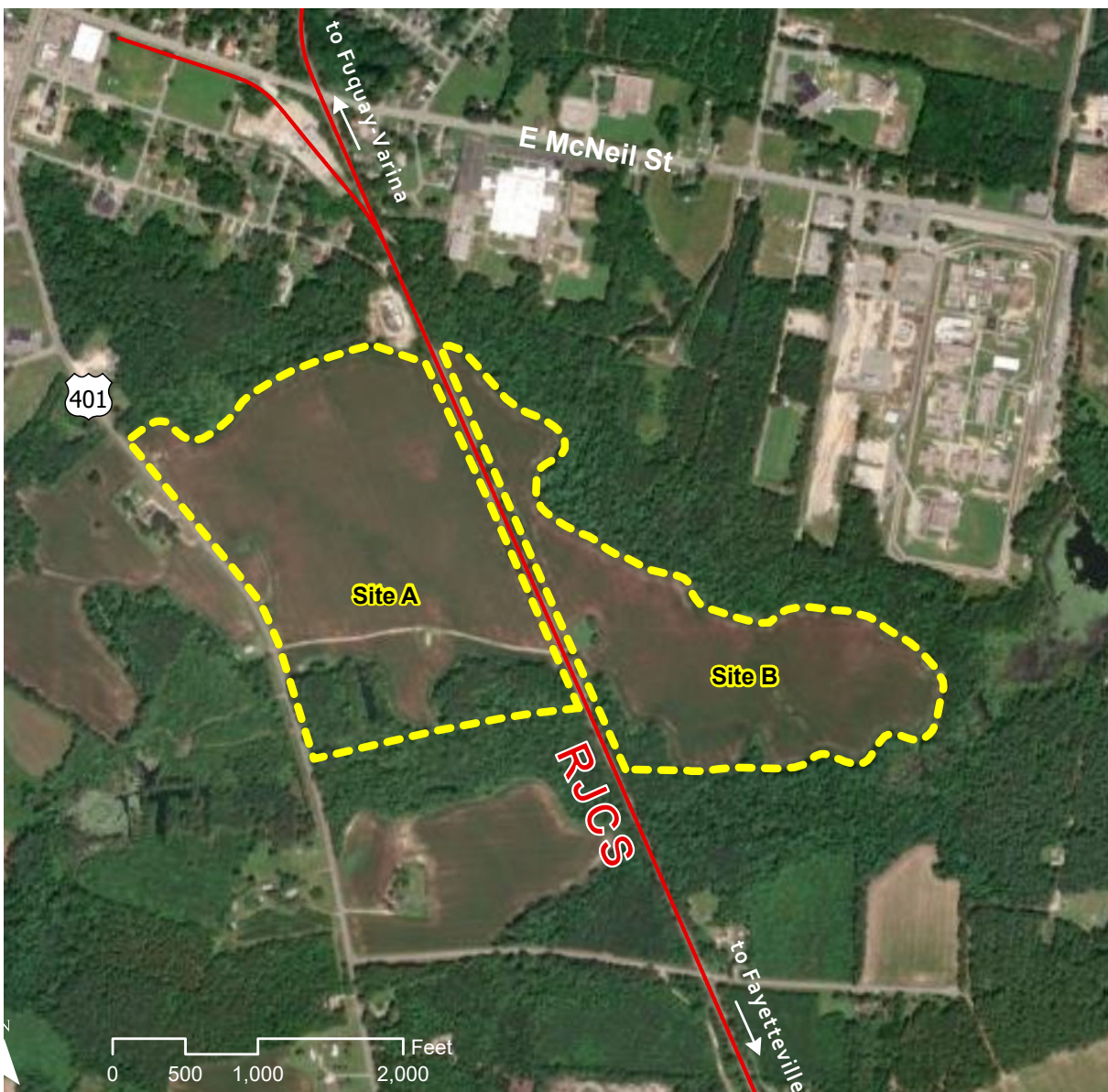
DIVISIBLE: NO

ZONING: HEAVY INDUSTRIAL

OWNERSHIP: PRIVATE

FOR SALE/ LEASE: SALE

PRICE PER ACRE \$40,000



INDUSTRIAL DEVELOPMENT SITE

JAKE WEIR

DIRECTOR, COMMERCIAL & INDUSTRIAL DEVELOPMENT

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C: 859-469-2560

RJCORMAN.COM/DEVELOP-

1425 US 401 SOUTH LILLINGTON, NC

LOCATION

Latitude, Longitude: 35.3832,-78.8051

County: Harnett

PROPERTY DETAILS

Due Diligence Conducted: Geotech, Wetland Study / Determination, Phase 1 ESA, T & E Species

UTILITY

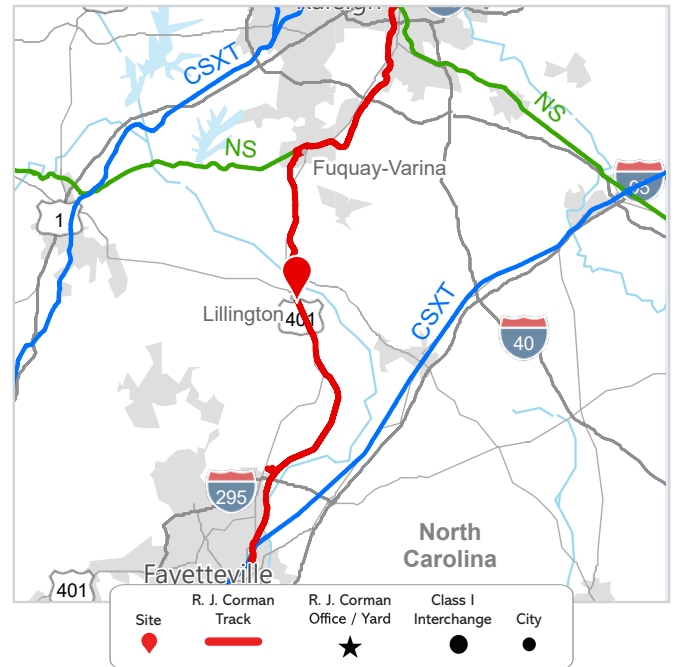
Electric Provider Details: Duke Energy
Progress / Near site: 23 kV, 3-phase service at highway; 3 miles to 115 kV substation.

Water Provider Details: Town of Lillington / Adjacent to Site; 8", 10", and 12" lines available with 500', 90', and 1,500' extensions (respectively)

Sewer Provider Details: Town of Lillington / Near site: 8" and 12" lines available

Gas Provider Details: Piedmont Natural Gas / 3,800 ft. extension required

Telecom Provider Details: Brightspeed / Fiber is available to site.



TRANSPORTATION

Nearest Highway / Distance: US Hwy 401 / Adjacent

Nearest Interstate / Distance: I-95 / 17 miles

Nearest Airport / Distance: Raleigh Durham International (RDU) / 44 miles

Nearest Port / Distance: Port of Wilmington / 120 miles

R. J. CORMAN

Closest Distribution Center: Whiteville Transload

Closest Transloading Facility: Harnett Transload Intermodal

Class I Interchange Partner(s): CSX and Norfolk Southern

Interchange Points(s): Fayetteville (CSX) / Raleigh (NS)

Served by: RFCC

