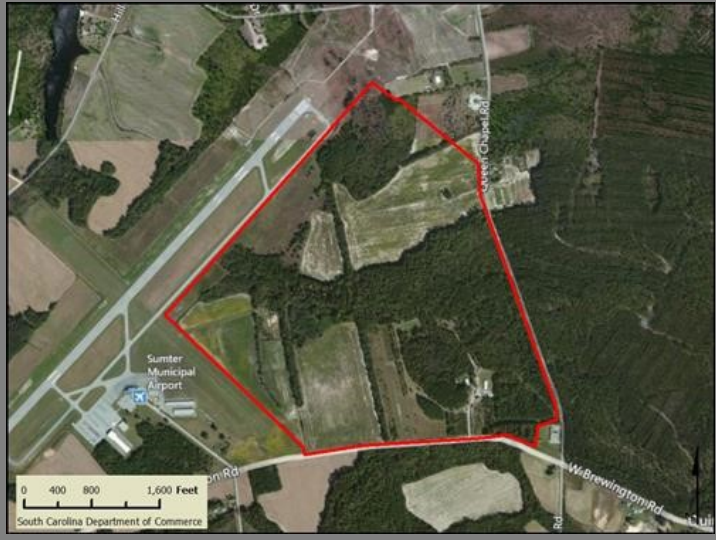


<b>County</b>	Sumter
<b>Municipality</b>	Unincorporated
<b>Zoning</b>	Heavy Industrial
<b>Tax Map ID</b>	2320001003, 2310002002
<b>Park Status</b>	Sumter Airport Industrial Park
<b>Location</b>	Intersection of 2945 Airport Rd. and Brewington Road
<b>Landuse</b>	Transportation (N) Light Industrial (S) Undeveloped Land (E) Transportation (W)

<b>Pricing</b>	
<b>Pricing</b>	For Lease
<b>Annual Lease Rate</b>	\$1,000.00/acre/year

<b>Details</b>	
<b>Total Site Acreage</b>	268.20
<b>Developable Acreage</b>	170.00
<b>Additional Acreage Available</b>	Undetermined
<b>Minimum Divisible Acreage</b>	Not Subdivideable
<b>Max Contiguous Developable Site</b>	Undetermined
<b>Maximum Building Size</b>	Undetermined
<b>Site Improvements</b>	Partially Cleared
<b>Elevation Range</b>	182' to 182'
<b>Primary Soil Type</b>	Fine Sandy Loam
<b>SC Certification Program</b>	Palmetto Sites

<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>	Completed
<b>Wetlands Delineation</b>	Not Completed



<b>Utilities</b>	
<b>Water Provider</b>	City of Sumter
<b>Nearest Water Line Size</b>	12 inches
<b>Distance to Nearest Water Line</b>	On-Site
<b>Wastewater Provider</b>	City of Sumter
<b>Nearest Sewer Line Size</b>	12" (Gravity)
<b>Distance to Nearest Sewer Line</b>	800 feet
<b>Natural Gas Provider</b>	SCE&G
<b>Nearest Gas Line Size</b>	4" (Distribution)
<b>Distance to Nearest Gas Line</b>	5,000 feet
<b>Alternative Gases</b>	None Available
<b>Electric Provider</b>	Black River Electric Cooperative
<b>Telecomm Provider</b>	Farmers Telephone Cooperative

<b>Transportation</b>	
<b>Road Serving Building</b>	Brewington Road (2 Lanes)
<b>Rail Access</b>	No
<b>Runway Access</b>	Sumter Airport
<b>Barge Access</b>	No
<b>Nearest Interstate</b>	I-95 (20.00 Miles)
<b>Nearest Port</b>	Georgetown (87.00 Miles)
<b>Nearest Commercial Airport</b>	Florence Regional (45.00 Miles)
<b>Nearest Intermodal Facility</b>	CSX Charleston (95.00 Miles)

**Sumter Airport Industrial Park**  
Sumter County  
Intersection of 2945 Airport Rd. and Brewington Road  
Sumter, SC 29153

