



**Property Features**

- 6.29 acres divisible
- Site is flat and cleared
- Rail spur access
- Located in the Spotsylvania County Office and Industrial Park
- Site supports up to 112,000 SF building
- Build to Suit available from 10,000 SF and up
- I-2, heavy industrial zoning
- Technology Zone Incentives available

**Specifications**

Total Size	6.29 acres - divisible
Asking Price	\$957,000
Zoning	I-2 Heavy Industrial
Minimum Divisible	1.60 Acres

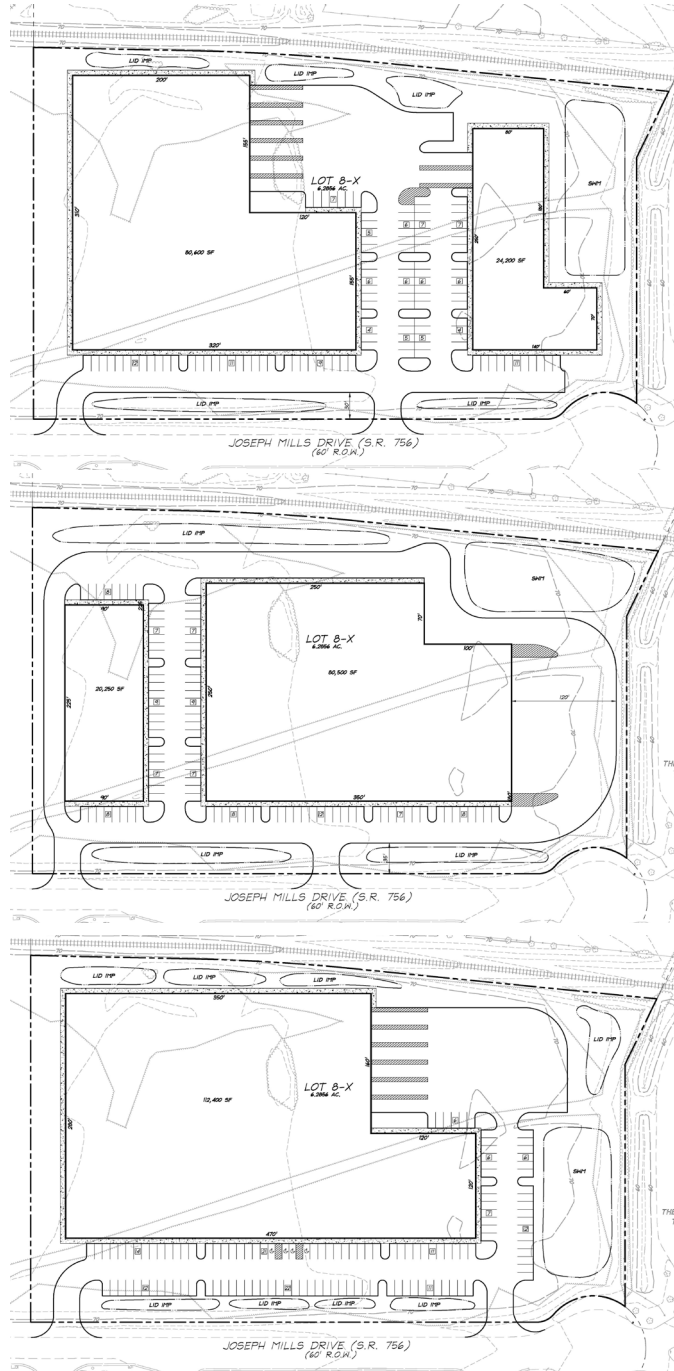
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Proposed Layouts



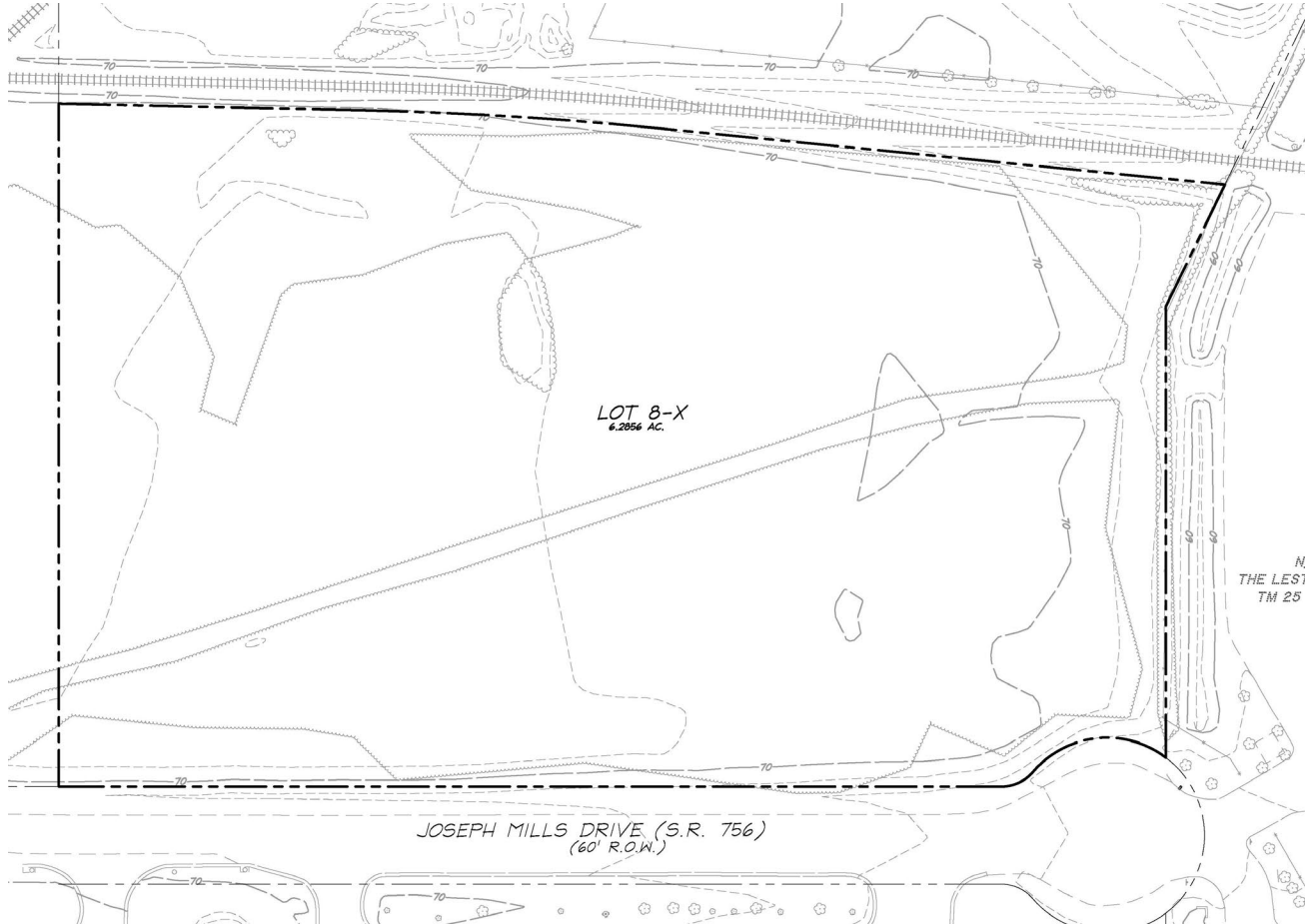
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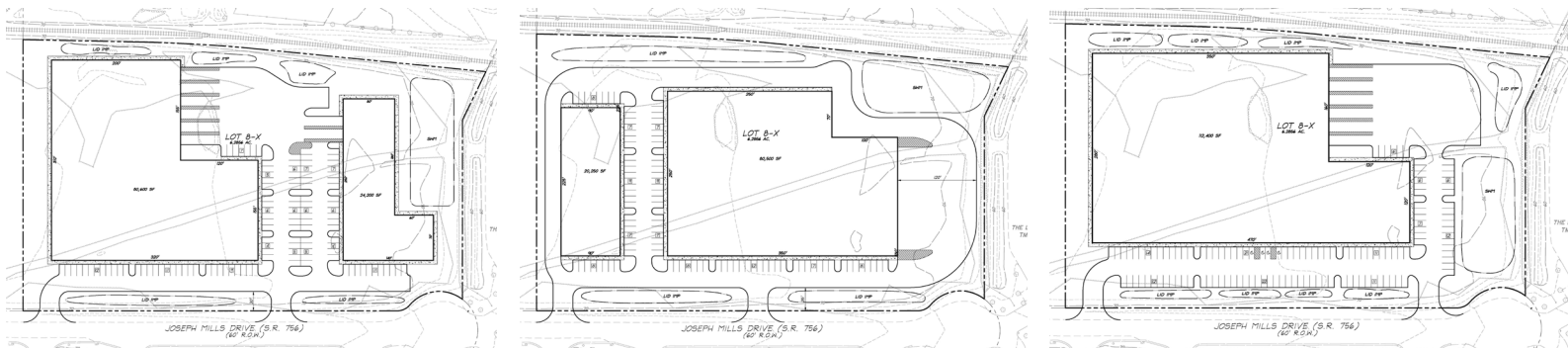
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Land Survey



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