



Florence County Industrial Spec Building

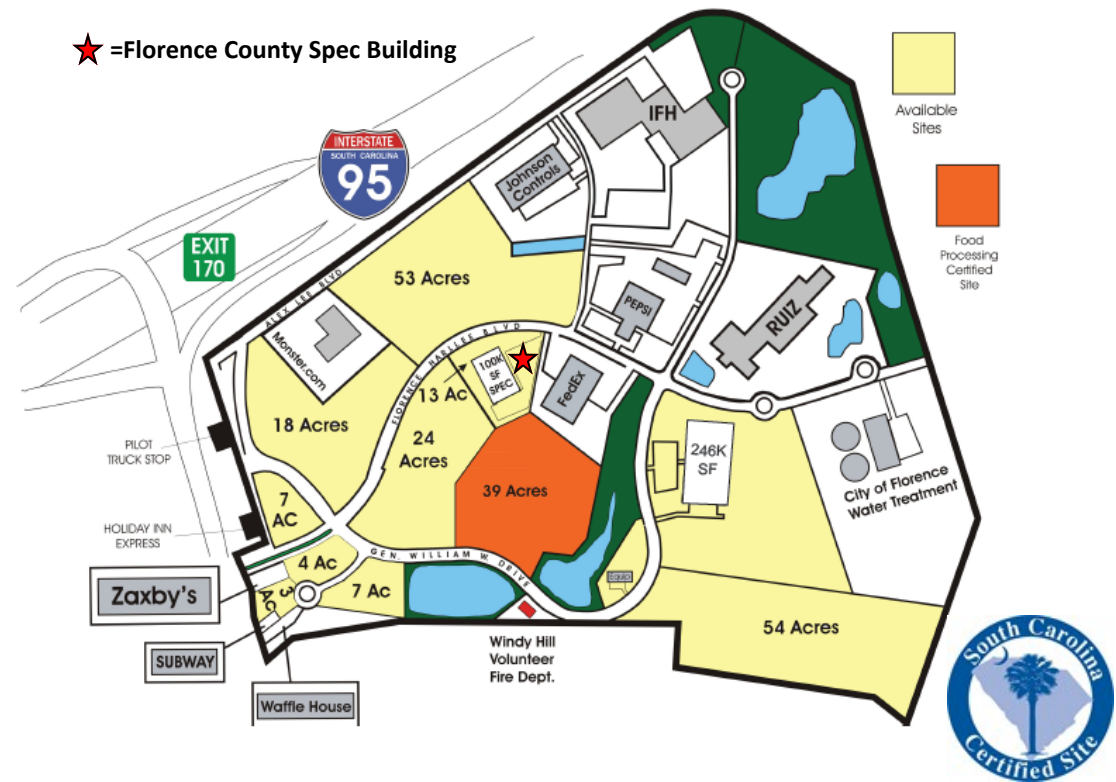
@ intersection of I-95 and HWY 327 on EXIT 170, Florence Harlee Blvd. Florence, SC



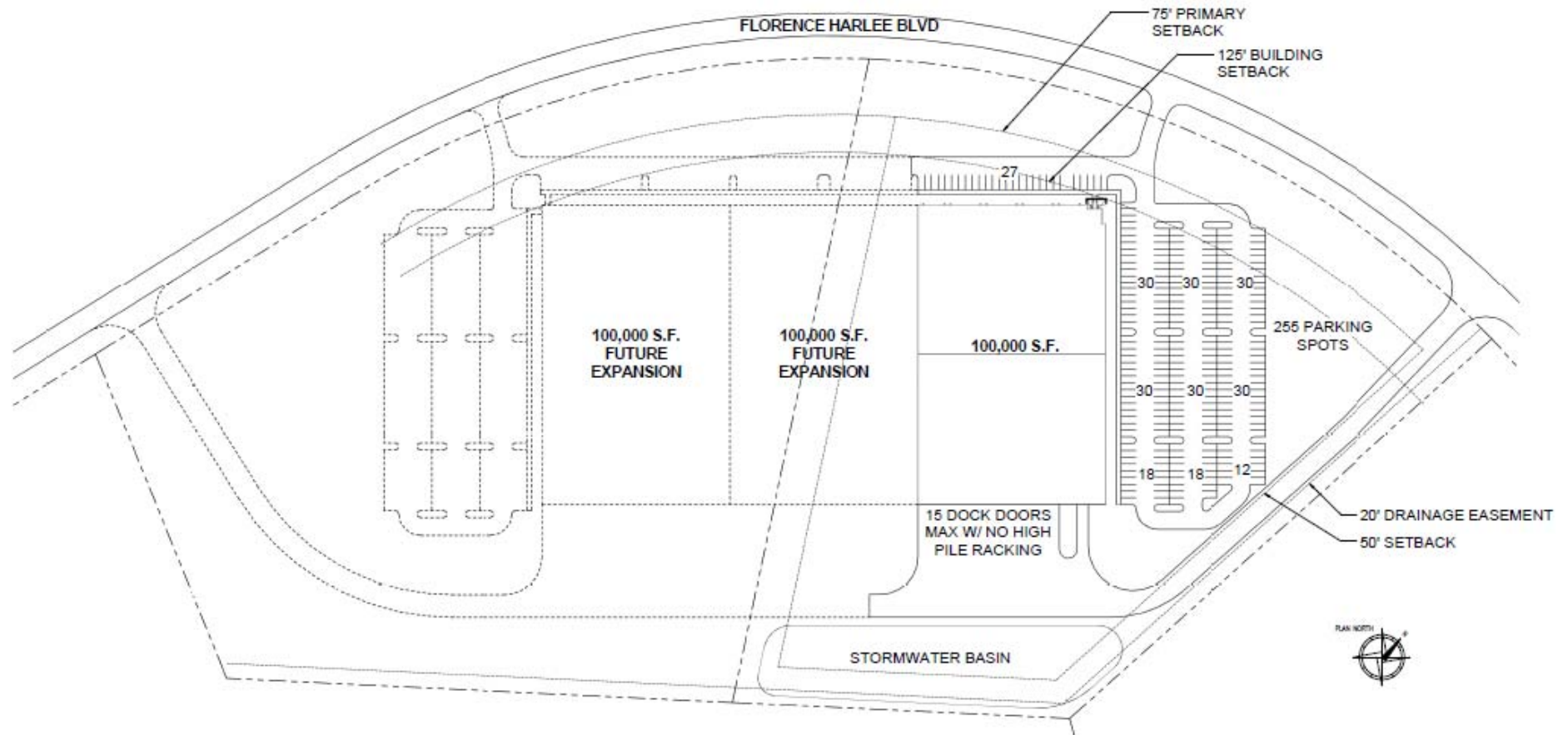
- Class A, LEED Ready
- 100,000 SF, expandable to 300,000 SF (basic dimensions 250' x 400') on 12.5 acres
- Premium Insulated Pre-cast panels
- One drive in door, Two loading docks
- Ceiling Heights: 28'
- Column Spacing: 50' x50'
- 8 miles to Florence Regional Airport
- Close proximity to Ports (73 miles to Georgetown, 122 miles to Wilmington, 139 miles to Charleston)

- Electric Provider: Pee Dee Electric Cooperative (56 MVA Capacity)
- Natural Gas Supplier: SCE&G
- Water & Wastewater Supplier: City of Florence
(8" water main and 6" wastewater main)
- Telecommunications/Fiber Optics/Cable Provider:
on-site; TWC and AT&T
- Located in a certified site in a multi-county industrial park,
with aggressive local and state incentives

For more information, please contact
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 Darlington, SC 29540
 843-292-4349
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