

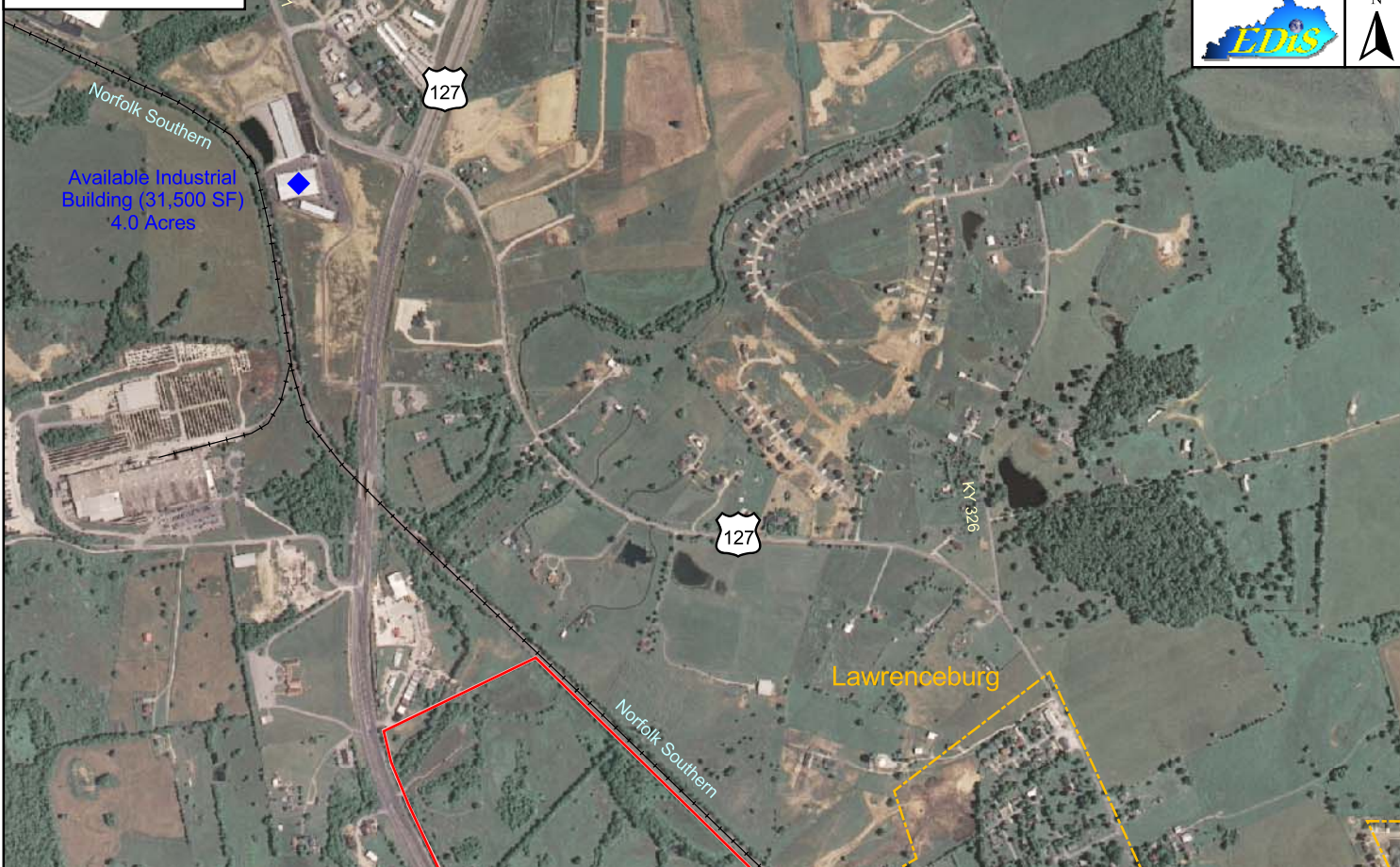
Lawrenceburg, Kentucky

Anderson County

Site 005-002



- ◆ Available Building
- Rail
- Municipal Boundary
- Tract Status
- Occupied
- Other
- Vacant
- Vacant-Building

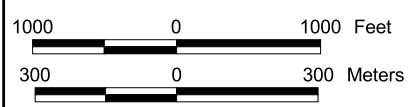


Available Industrial Building (31,500 SF)
4.0 Acres

Lawrenceburg

Anderson County Industrial Park 71.0 Acres/28.8 Hectares

LOCATION: Approximately 900 feet northwest of Lawrenceburg city limits
ZONING: I-1 (Light Industrial)
HIGHWAY ACCESS: US 127 Bypass adjacent to western boundary; paved access road adjacent to southwestern corner of site; Martha Lane Collins Blue Grass Parkway approximately 6 miles south via US 127 Bypass
COMMERCIAL AIR ACCESS: Blue Grass Field (Lexington, KY)
Distance: 17 miles east of Lawrenceburg
RAIL: †denotes rail co. has verified service is possible to site †Norfolk Southern Railway runs along the northeastern site boundary
WATER: Lawrenceburg Water & Sewer Department
Size Line: 12-inch line along western boundary
SEWER: Lawrenceburg Water & Sewer Department
Size Line: 24-inch gravity line southwest of site
NATURAL GAS: Atmos Energy Corporation
Size Line: 6-inch line along west side of US 127 Bypass
ELECTRICITY: E.ON U.S. - KU
BROADBAND (Type:Service): Cable: Time Warner Cable; DSL: BellSouth Corp
FLOOD DATA: Portion of the site is in the 100 year flood-plain
OWNERSHIP: Private
SCHOOL DISTRICT: Anderson County Schools
PRICE PER ACRE: \$26,000



For more information contact the Kentucky Cabinet for Economic Development, Department for New Business Development
Old Capitol Annex - 300 West Broadway - Frankfort, KY 40601 - Tel:(502)564-7140 - Fax:(502)564-3256 - <http://www.thinkkentucky.com>
All information regarding property is from sources deemed reliable, but no warranty or representation is made by the Commonwealth of Kentucky or any of its agencies as to its accuracy. It is subject to errors, omissions, change of price, prior sale, lease, or withdrawal without our knowledge. Further, no warranty or representation is made as to the environmental suitability or condition of the property. Prospective purchasers and/or lessees should perform their own due diligence in determining the suitability of a property for their intended use.