



## US Hwy 52 Business. Albemarle, NC

- 282 acre site
- Class A Corporate Center design
- Zoned Heavy Industrial
- Adjacent to US Hwy 52, easy access to 4 lane Hwy 24/27 and I-485
- 31 miles east of Charlotte city limits
- Within one hour of Charlotte Douglas International Airport
- 60 miles south of Greensboro

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- Air attainment status
- Electricity, water and sewer provided by City of Albemarle
- Gas provided by Piedmont Natural
- Telecommunications provided by Spectrum and Windstream
- Aggressive local incentives
- Flexible lot sizes
- \$19,000 per acre
- City owned business park