

MDT SPEC BUILDING AT MID-CAROLINA COMMERCE PARK



60 INDUSTRIAL CT. PROSPERITY, SC 29127



100,440 SF (EXPANDABLE TO 200,000 SF)

INFRASTRUCTURE + BENEFITS



Convenient Travel via GSP International
Airport/CAE Metropolitan Airport



74 miles to Greer Inland Port
130 miles to Port of Charleston



Industrial Electric Rates 12% Lower
than the National Average



Only 0.25 miles to I-26 (Exit 82)

 **NEWBERRY ELECTRIC**
COOPERATIVE, INC.
Your Touchstone Energy® Partner 

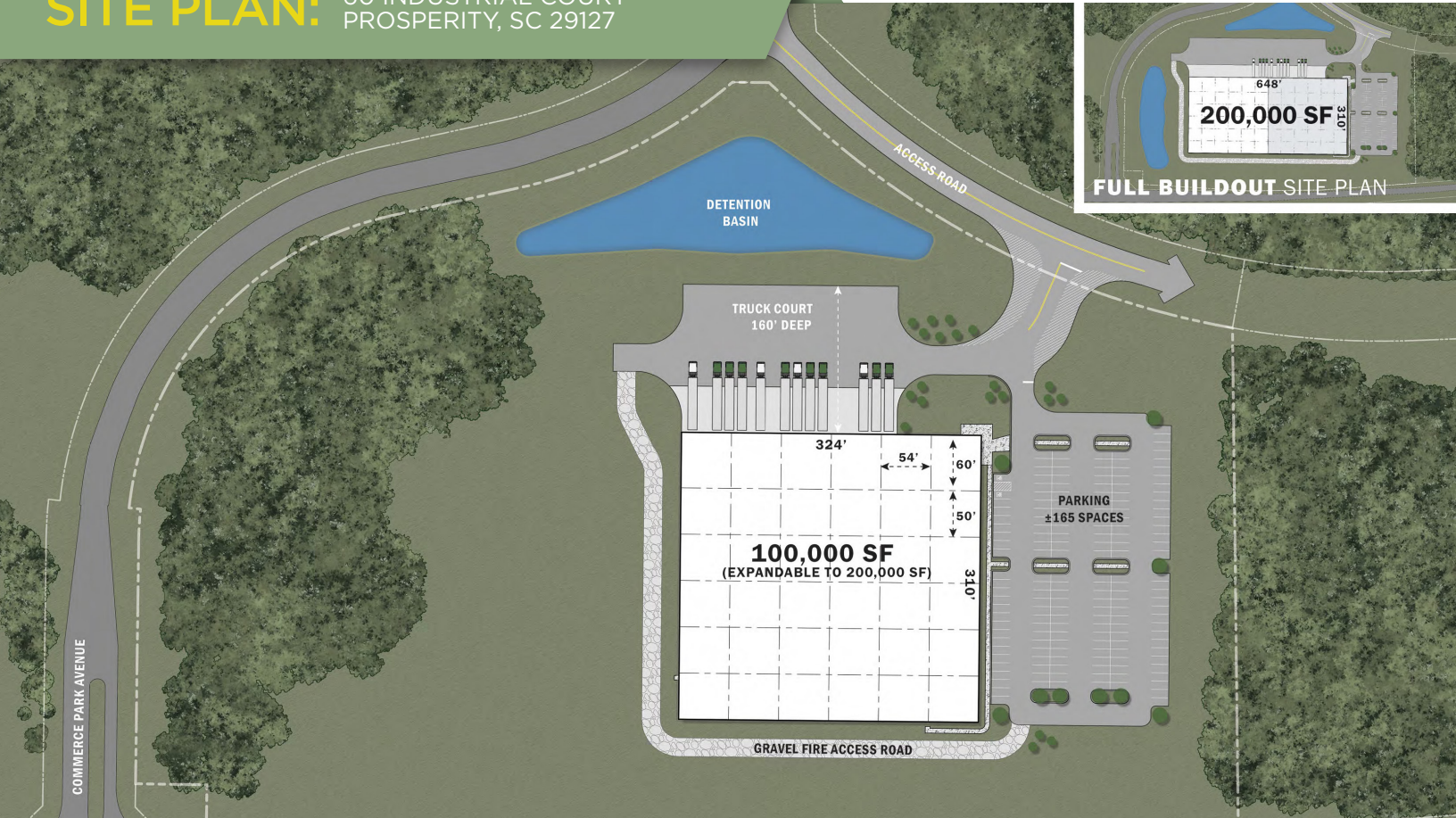
 **Newberry County**
Economic Development
SOUTH CAROLINA

DELIVERY: Q4 / 2019

MDT SPEC BUILDING AT MID-CAROLINA COMMERCE PARK



SITE PLAN: 60 INDUSTRIAL COURT
PROSPERITY, SC 29127



BUILDING SPECIFICATIONS

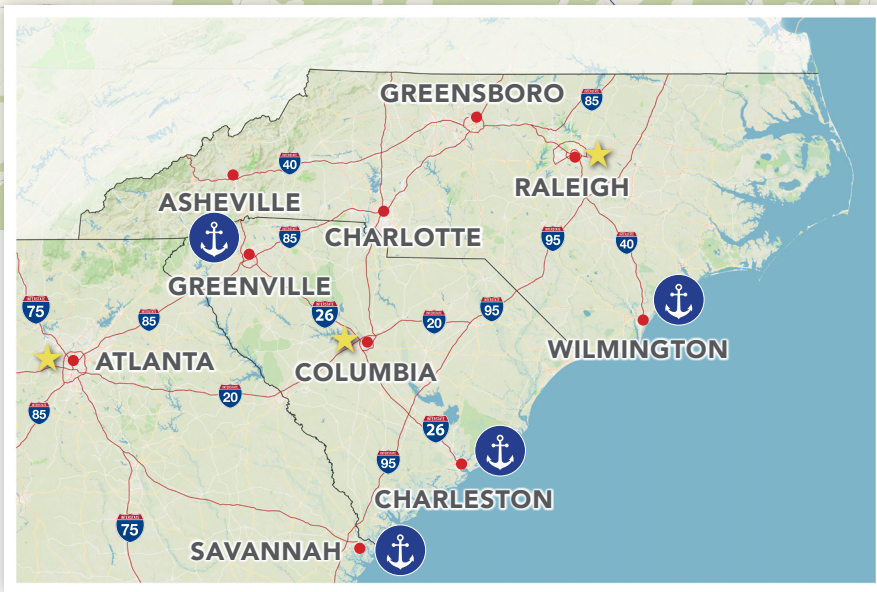
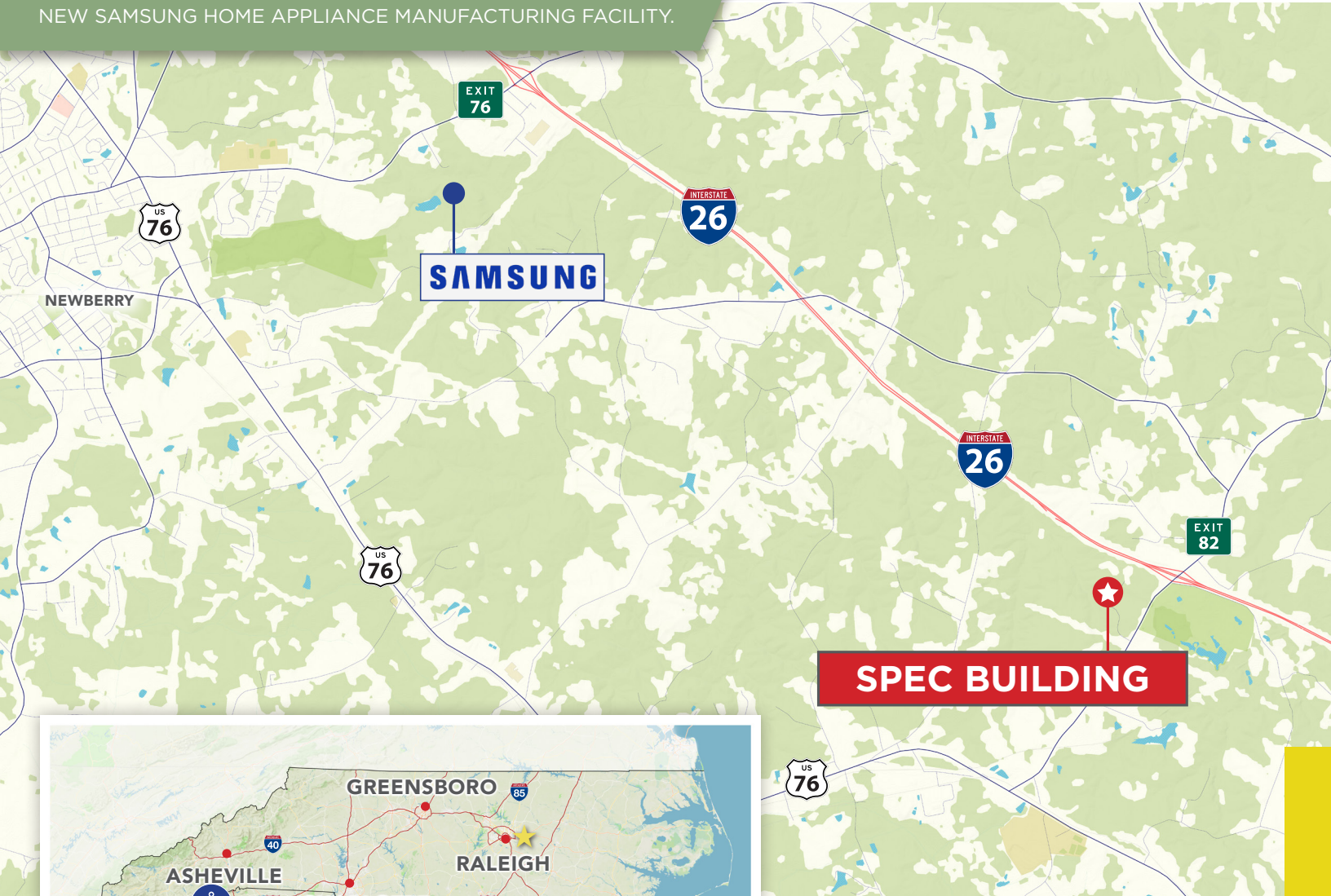
DIMENSIONS:	310' X 324'
ACRES:	17.9
CONSTRUCTION:	INSULATED PRECAST CONCRETE
DOCK DOORS:	FIFTEEN (15) 9' X 10'
DRIVE-IN DOORS:	ONE (1) 12' X 14'
TRUCK COURT:	160' DEEP
CLEAR HEIGHT:	32' 6" AT FIRST COLUMN
COLUMN SPACING:	50' X 54' INTERIOR BAYS, 60' X 54' LOADING BAY

OFFICE:	TO SUIT TENANT
FLOORS:	6" 4000 PSI CONCRETE
HVAC:	TO SUIT TENANT
ROOF:	WHITE TPO MEMBRANE WITH 20 YR. WARRANTY
ELECTRIC/LIGHTING:	TO SUIT TENANT
FIRE PROTECTION:	TO SUIT TENANT
AUTO PARKING:	TO SUIT TENANT (165+)

MDT SPEC BUILDING AT MID-CAROLINA COMMERCE PARK



THE NEWBERRY SPEC BUILDING IS ONLY 7 MILES FROM THE NEW SAMSUNG HOME APPLIANCE MANUFACTURING FACILITY.



- MAJOR CITIES
- ★ STATE CAPITOLS
- ⚓ PORTS