

# Cool Spring Business Park - 67 +/- Acres Certified Park

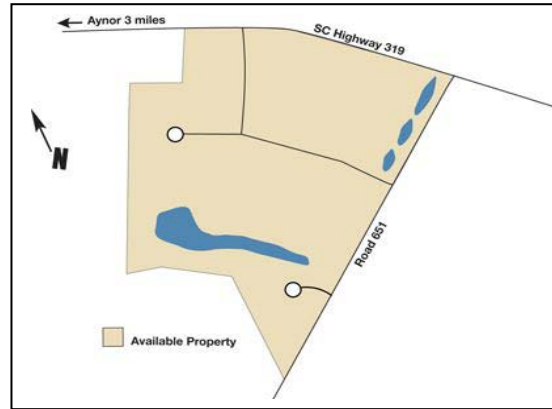


MYRTLE BEACH  
REGIONAL  
ECONOMIC  
DEVELOPMENT  
*Building for the Future*

SC Highway 319  
Aynor, SC 29511

843 347 4604 *Office*  
843 347 2292 *Fax*  
800 844 4983 *Toll Free*

2431 Highway 501 East  
Conway, SC 29526



## PARK INFORMATION

<b>In City Limits</b>	No	<b>Nearest Interstate</b>	I-95 (35 miles) I-20 (49 miles)
<b>County</b>	Horry	<b>Alternate Highway</b>	Hwy. 501 (3 miles)
<b>State</b>	SC	<b>National Airport</b>	MB International
<b>Map Available</b>	Yes	<b>Local Airport</b>	MB International
<b>Arial Photo Available</b>	Yes	<b>Port - name &amp; distance</b>	Wilmington, Charleston, Georgetown
<b>Minimum Acres</b>	3	<b>Rail - name &amp; distance</b>	n/a
<b>Maximum Acres</b>	25	<b>Min. price per acre</b>	\$30,000
<b>Subdivide -yes/no</b>	Yes	<b>Max. price per acre</b>	\$50,000
<b>Site Acreage (+/-)*</b>	67	<b>Lease</b>	
<b>Current Use</b>	Heavy Industrial	<b>Lease Price*</b>	
<b>Surrounding Area</b>	Forest/Agriculture	<b>Lease Terms</b>	
<b>Topography /Grade</b>	Fine Sand / Flat	<b>Restrictions</b>	Yes
<b>Multi-Tenant</b>	Yes	<b>Millage Rate</b>	.2791
<b>Water Provider</b>	Grand Strand Water & Sewer	<b>Zoning</b>	Industrial
<b>Water Line Size</b>	8"	<b>Tax Map#</b>	067-00-01-115
<b>Gas</b>	Propane Available	<b>Tax District</b>	440
<b>Gas Lines</b>		<b>Foreign Trade</b>	No
<b>Sewer Provider</b>	Grand Strand Water & Sewer	<b>Fire Rating</b>	6 / Town of Aynor
<b>Sewer line size/Capacity</b>	10"	<b>Comments</b>	
<b>Electric Provider/Capacity</b>	Horry Electric	<b>Contact Name</b>	Bill Britton
<b>Fiber Optics Provider</b>	Horry Telephone	<b>Contact Number</b>	843-347-4604 or 843-421-6360
<b>Telephone</b>	Horry Telephone	<b>Active</b>	YES

**COOL SPRING SPEC Building Price - \$1,800,000. SEE FLYER FOR DETAILS**