



### General Information

Located in Triangle North Franklin, which entitles any company locating in building to Tier 1 benefits.

Address: 566 Airport Road  
Louisburg, NC 27549

Building ID: RTR-9713

County: Franklin

In City Limits: No

County Tier Designation: 2

UP or AG Zone:

Former Use: tobacco receiving station/distribution warehouse

Shell/Spec: No

Building Type: Industrial

Type of Location:

Indus/Bus. Park: Industrial Park

Zoning: light industrial

Paved Parking:

No. Parking Spaces:

Multiple Tenants/Subdividable: No

No. of Buildings: 1

No. of Floors:

Expandable:

Number of Acres: 18

Additional Acres:

### Availability & Price

**Available Square Feet:** 100,000

Date Available: 02/07/2012

Sales Price: \$5,000,000

Lease Price: \$3.50

Terms:

### Utilities

#### Electricity

Service Provider: Wake EMC

Existing Transformer Capacity:

Secondary Delivery Voltage:

Primary Voltage:

Switchgear Capacity:

Emergency Generator:

#### Natural Gas

Service Provider: None Available

Distance To Main:

Main Size:

Distribution Pressure:

Service Line Size:

#### Telecommunications

Service Provider: CenturyLink

Fiber Optic: Yes

Digital Switch: Yes

#### Water

Service Provider: Franklin County

Main Size:

Storage Tanks:

Static Pressure:

Residual Pressure:

Total System Capacity:

Excess System Capacity:

Total System Permitted Capacity:

#### Waste Water

Service Provider: Franklin County

Main Size:

Feeder Size:

Treatment Type:

Total System Capacity:

Excess System Capacity:

Total System Permitted Capacity:

Fire Protection Service:

## Building Features By Area

	AREA 1	AREA 2	AREA 3	TOTAL
Type	<b>Warehouse</b>	<b>Other</b>	<b>Office</b>	
Square Footage	85,100	12,500	2,400	100,000
Dimensions	250 x 353			
Year Built	2011	2011	2011	
Column Spacing (feet):				
Center Ceiling Height (feet):	32	0	0	
Eave Ceiling Height (feet):	22	0	0	
Type of Crane:				
Number of Restrooms:				
Number of Toilets:				
Doors:	6 - Dock High - N/A 2 - Drive-In - N/A			
Floor Thickness (inches):				
Floor Drains:				
Compressed Air:				
HVAC Cooling System:				
HVAC Heating System:				
Sprinkler System Type:	100% ESFR		100% ESFR	
Primary Lighting Type:				
Roof Material:				
Exterior Material:				
Interior Material:				

## Access

### Highways and Interstates

Closest Highway: 401, 2.21 miles  
Closest Interstate: 540, 17.81 miles

Closest Commercial or General Aviation Service:

Triangle North Executive Airport, 0.11 miles

### Airports

Closest International Service: Raleigh-Durham Intl, 36.01 miles

### Rail

Rail Service Provider:

Potential for Rail:

No

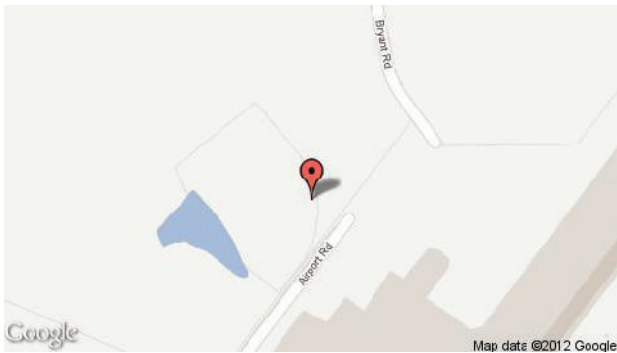
Distance to Rail:

Rail Status:

## Access (Cont.)

<b>Port</b>		<b>Education and Training</b>	
Closest Ports:	Port of Morehead City, 151.11 miles Port of Wilmington, 157.63 miles	Closest Community College:	Nash CC, 31.24 miles Vance-Granville CC, 34.20 miles
<b>Marine/Barge</b>		Closest 4-year University:	Saint Augustine's College, 25.50 miles Peace College, 25.93 miles
Potential for Barge Access:			
Body of Water:			
On the Water:			
Water Depth:			
Bulkhead or Docks in place:			

## Maps



Street Map of 566 Airport Rd.



State Map of 566 Airport Rd.

## Contact

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The information in this report is provided by the local and/or regional economic development organizations, which strive to present complete and accurate data.

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