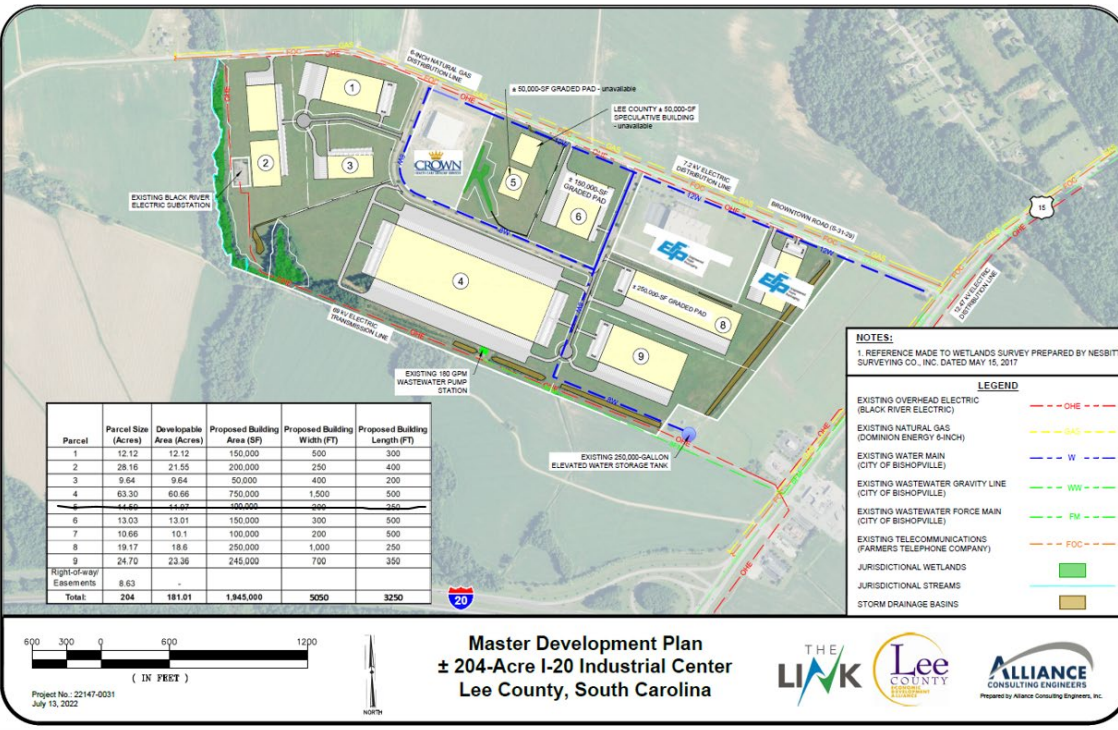




An Economic Development Alliance Representing
Lee and Sumter Counties, South Carolina

Lee County, South Carolina



I-20

INDUSTRIAL CENTER



SC Certified
Palmetto Site



Zoned For
Heavy Industrial



+/- 204
Available
Acres

For information, contact:

Jay Schwedler
President and CEO

803.418.0702

www.TheLINKsc.com



Superior Property Features

Walkability, Availability and Proximity— It's all in the name, situated less than 1 mile from Interstate 20, this industrial complex offers industrial-ready affordable land with in-place infrastructure and a proximal workforce at the ready to secure your business growth.



\$20,000
Per Acre



Interstate 20
0.5 Miles



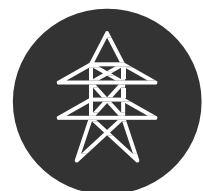
2 Pad-Ready
Sites



Due Diligence
Completed

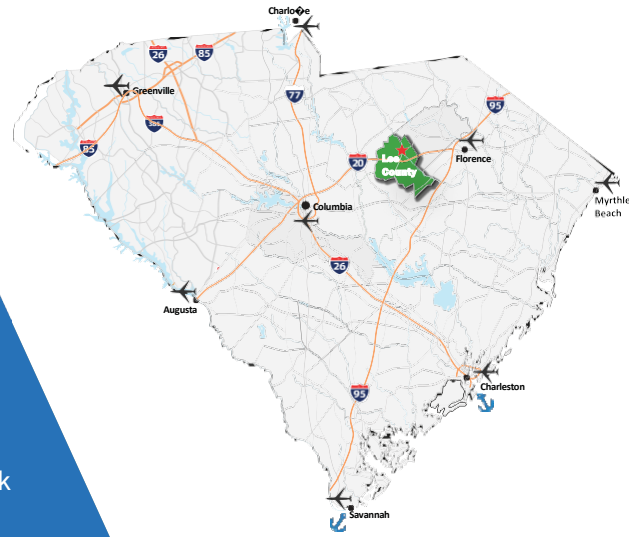


Opportunity
Zone



All Infrastructure
On Site

Exceptional Logistics



Roads, Rail, Air and Sea - conveniently located near...EVERYTHING.
We are **Lee County**, South Carolina, USA.

Interstates

0.5 Miles
I-20

21 Miles
I-95

55 Miles
I-26

Ports

57 Miles
Inland Port Dillon

117 Miles
Port of Charleston

169 Miles
Georgia Ports Authority

Airports

33 Miles
Florence Regional

62 Miles
Columbia Metropolitan

95 Miles
Charlotte Douglas International

Rail (Intermodal)

120 Miles
CSX Charleston

173 Miles
CSX Savannah

271 Miles
CSX Atlanta

Lee County, South Carolina



26.8 Minutes
Commute Time



\$44,760
Median Household
Income



\$104,600
Median Household
Value



16,166
Population



500,481
Labor Force within 45
Mile Radius



83%
Cost of living Index
of the US Average

Largest Employers

1. S.C Department of Corrections.....284
2. Lee County School District.....250
3. Lee County Administration.....200
4. Crown Health Care Laundry.....225
5. Coca-Cola Bottling Co. Consolidated.....175

Occupational Breakdown

1. Public Administration.....547
2. Health Care & Social Assistance.....699
3. Retail Trade.....453
4. Manufacturing.....463
5. Educational Services.....378

Anchored by the pillars of Healthcare, Education, Recreation and Employment, our region is the ideal place to work, play, live and love. Our Community is located in the heart of South Carolina and is positioned for continued growth matched by an exceptional quality of life.

Sumter County, South Carolina



22.3 Minutes
Commute Time



\$56,693
Median Household
Income



\$165,300
Median Household
Value



104,725
Population



44,264
Labor Force



85.6%
Cost of living Index
of the US Average

Largest Employers

1. Shaw Air Force Base.....7,400
2. Sumter School District.....2,215
3. Prisma Health Tuomey.....1,610
4. Continental Tire.....1,550
5. Thompson Construction Group.....3,000

Occupational Breakdown

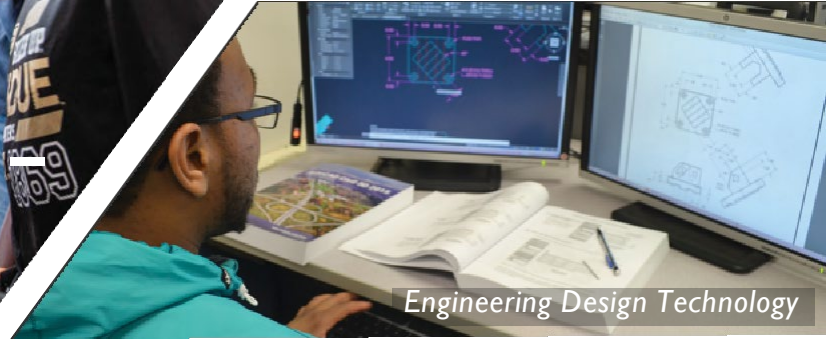
1. Manufacturing.....5,924
2. Health Care and Social Assistance.....6,006
3. Retail Trade.....4,340
4. Accommodation & Food Services.....3,460
5. Construction.....3,025



The countless assets of Lee County coupled with its strong economic outlook makes for an ideal location for business and community growth. Positioned for greatness, Lee County is geographically located off of US Interstate 20 and only a few miles from other major highways giving it a true logistical advantage. Culture and Community? We've got that. Land and Labor? We've got that, too. Lee County, SC—Everything you need is HERE.

Developing Workforce

For Today And Tomorrow



Engineering Design Technology



Machine Tool Technology


500,481
Within 45-Mile Radius

Central Carolina Technical College's Advanced Manufacturing Technology Training Center (AMTTC) is a fully-certified industrial training center located less than 20 miles from the site. It offers customized operational training modules for existing and future regional employers.

Advanced Manufacturing Training

Mechatronics
Machine Tool Technician
Manufacturing Technician

Welding
Industrial Technology
Engineering Design Technology

Leadership
Logistics Technician
Information Technology

Premier Education System



18,000+
Students



4 Nationally Certified
STEM Schools



15 Universities/Colleges
Within 50 Miles

Everything you need is
HERE!



We are TheLINK.

Connecting you to superior sites and solutions.

www.TheLINKsc.com | 803.418.0702 | 800.888.7926

