

MOSS FAMILY LLC

520 Piney Ridge Road | Forest City, NC 28043

NORTH CAROLINA

ACREAGE AVAILABLE

59.33-acre site with over 1160 feet road frontage on Piney Ridge Road in Rutherford County. Located within Town of Forest City limits. Priced at \$299,000. Suitable for commercial development.



UTILITIES & PROVIDERS

Electricity: Duke Energy
100 kV electrical transmission power line in the area

Natural Gas: PSNC
Main Size: 6" in
Distribution Pressure: 350 psi

Telecommunications: AT&T

Fiber: PANGAEA

Fire Protection: Town of Forest City

Water Service: Town of Forest City
Main Size at Site: 16" in
Total System Capacity: 3 mgd
Excess System Capacity: 4 mgd
Total System Permitted Capacity: 8 mgd

Waste Water: Town of Forest City
Main Size at Site: 8" in
Total System Capacity: 1.26 mgd
Excess System Capacity: 3.69 mgd
Total System Permitted Capacity: 4.95 mgd

Highways and Interstates

Closest Hwy: 1 mile to Hwy 74A
2 miles to Hwy 221
Closest Interstate: 32 miles to I-26
25 miles to I-85

International Airports:

61.5 miles to Charlotte/Douglas
46 miles to Greenville/Spartanburg

General Aviation:

9 miles to Marchman Field

ACCESS

Rail

Rail Service Provider: N/A
Potential for Rail: No



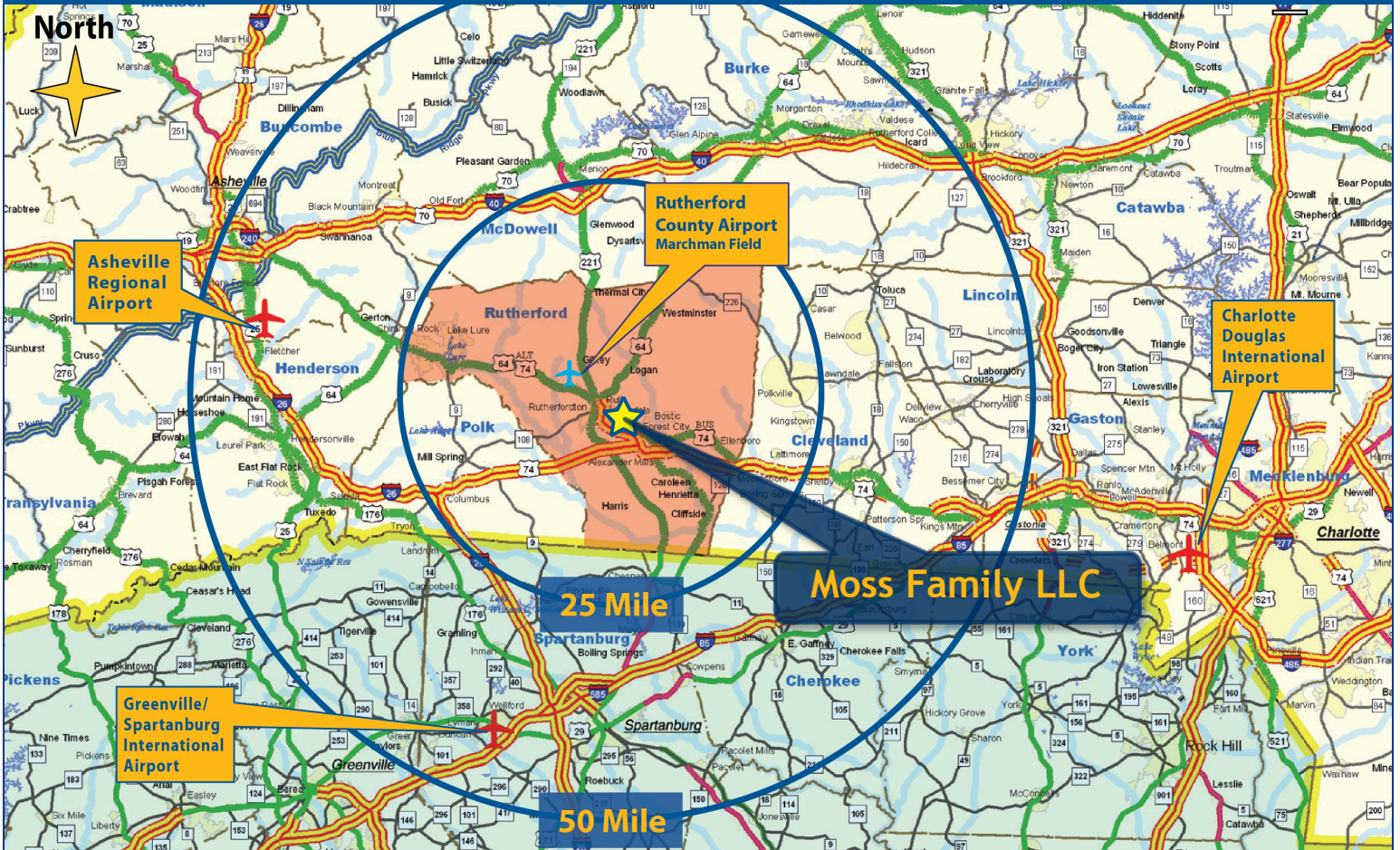
ECONOMIC DEVELOPMENT
142 E Main St, Suite 100 | Forest City, NC 28043
828-287-6200 (p) | 828-287-6201 (f)
info@rutherfordncedc.com

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SITE MAPPING



EAST COAST LOCATION



GEOGRAPHY

Nestled in the foothills of Western North Carolina, Rutherford County is:

- 32 miles from Spartanburg, South Carolina
- 45 miles from Greenville, South Carolina
- 63 miles from Charlotte, North Carolina
- 45 miles from Asheville, North Carolina

This means Rutherford County is within about an hour's drive of three major metropolitan areas and three major airports. Rutherford County also offers easy access to interstates 26, 40, 85 and 77.

DISTANCE TO MARKETS



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