



WHITE SPRINGS - HIGHWAY 41 INDUSTRIAL SITE

This 100-acre site is located off U.S. Highway 41 with close proximity to I-10 and I-75

Property Details:

- Ownership: Hamilton County Board of County Commissioners (public)
- Coordinates: 30.391236, - 82.825293
- City: White Springs; County: Hamilton
- Type of Space: Vacant Land
- Maximum Size: 90 acres
- Existing Zoning: Agricultural (A-4). Must be rezoned to Industrial, Light and Warehousing (ILW)



Overview:

- Previous Land Use: Site was previously used as a phosphorus mine
- The site is located approximately 120 feet from U.S. Highway 41 (2-lane highway).
- Nearest N-S Interstate: I-75; 9.3 road miles from site
- Nearest E-W Interstate: I-10; 14.2 road miles from site

Type	Available
Strategic Intermodal System (SIS)	I-75 (9.3 miles from site)
SIS Railroads	A Norfolk Southern Railway rail line is on site. In order to access the rail line, a spur would need to be constructed off the main line and curve onto the property from the northwest corner of the site.
Airports	<ul style="list-style-type: none"> • Jacksonville International Airport (JIA) • Valdosta Regional Airport • Gainesville Regional Airport
Seaports	JAXPORT
Non-SIS State Highways	US 41, US 129, SR 6, SR 25, SR 136, SR 143

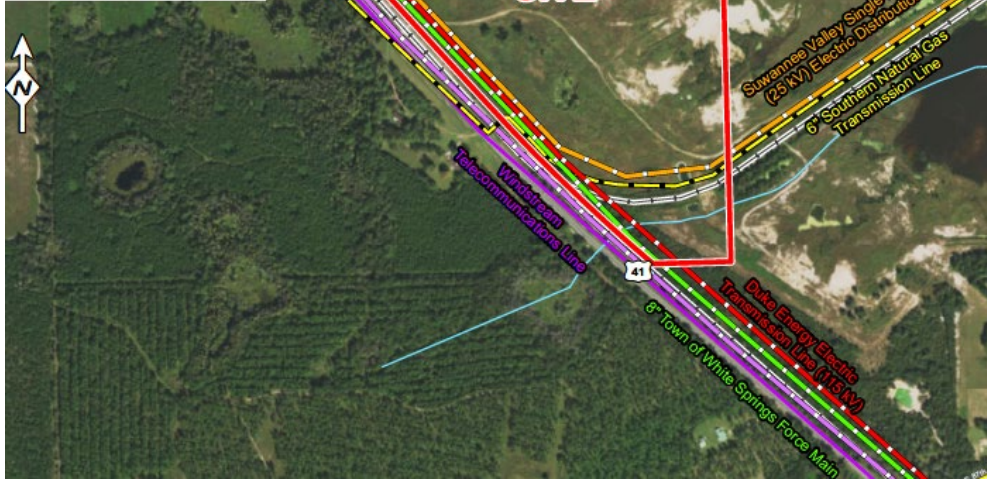
Possible Target Industries:

- Warehousing & Distribution, Manufacturing, Agriculture

SITE UTILITIES MAP:

Legend

- Site Boundary (103.85 Ac. +/-)
- Duke Energy Electric Transmission Line (115 kV)
- Southern Gas Transmission Line
- Windstream Telecommunications Line
- Suwannee Valley Single-Phase (25 kV) Electric Distribution Line
- Existing 8" Town of White Springs Wastewater Force Main
- Existing Roadway**
- Other Major Road
- Local Road
- Streams
- Railroad



TRANSPORTATION & ROADWAYS

Legend

- Site Boundary (103.85 Ac. +/-)
- Drive Times**
- 15 Minute Drive
- 30 Minute Drive
- 45 Minute Drive
- Existing Roadway**
- Freeway or Other Major Road
- Other Major Road
- Secondary Road
- Local Connecting Road
- Important Local Road
- State Boundary

