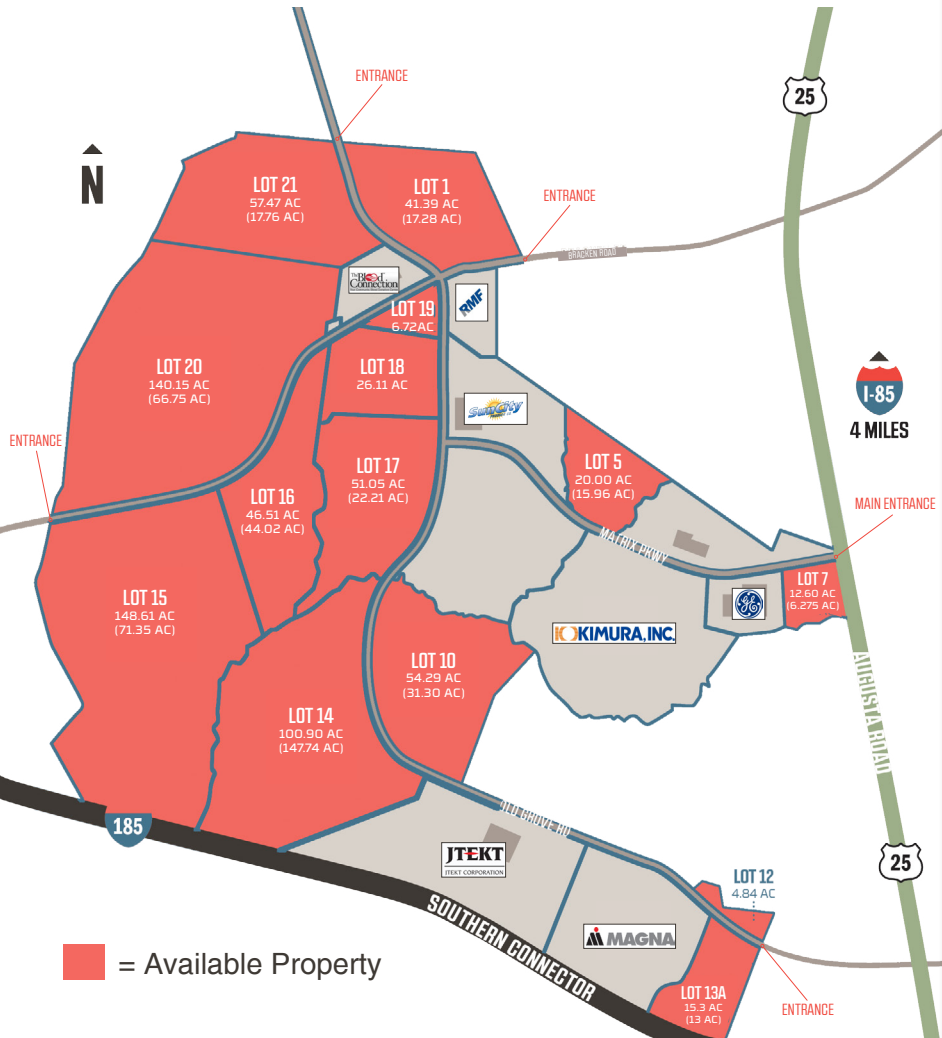


AUGUSTA GROVE

A GREENVILLE SC BUSINESS PARK

Premium, undeveloped sites from less than 5 acres to more than 150 acres ideally located along the I-85 Corridor.



PROJECT & SITE DETAILS

- ▶ Total Park Size: 1,100 Acres
- ▶ Undeveloped sites available to accommodate users/facilities large and small (Sites from less than 5 acres to more than 150 acres.)
- ▶ Ideal Location along the I-85 Corridor between Atlanta and Charlotte
- ▶ Convenient Interstate and Highway Access (I-85, US-25, I-185/Southern Connector)
- ▶ Multi-lane Parkway Road System in Place
- ▶ Utilities Available:
 - Power - Duke Energy
 - Water - Greenville Water
 - Gas - Piedmont Natural Gas
 - Sewer - Gantt Sewer Dept. & Metropolitan Sewer Distribution
- ▶ Multiple Park Entrances/Exits
- ▶ Progressive Surrounding Community with a Skilled Workforce



AUGUSTA GROVE

A GREENVILLE SC BUSINESS PARK

AUGUSTAGROVE.COM

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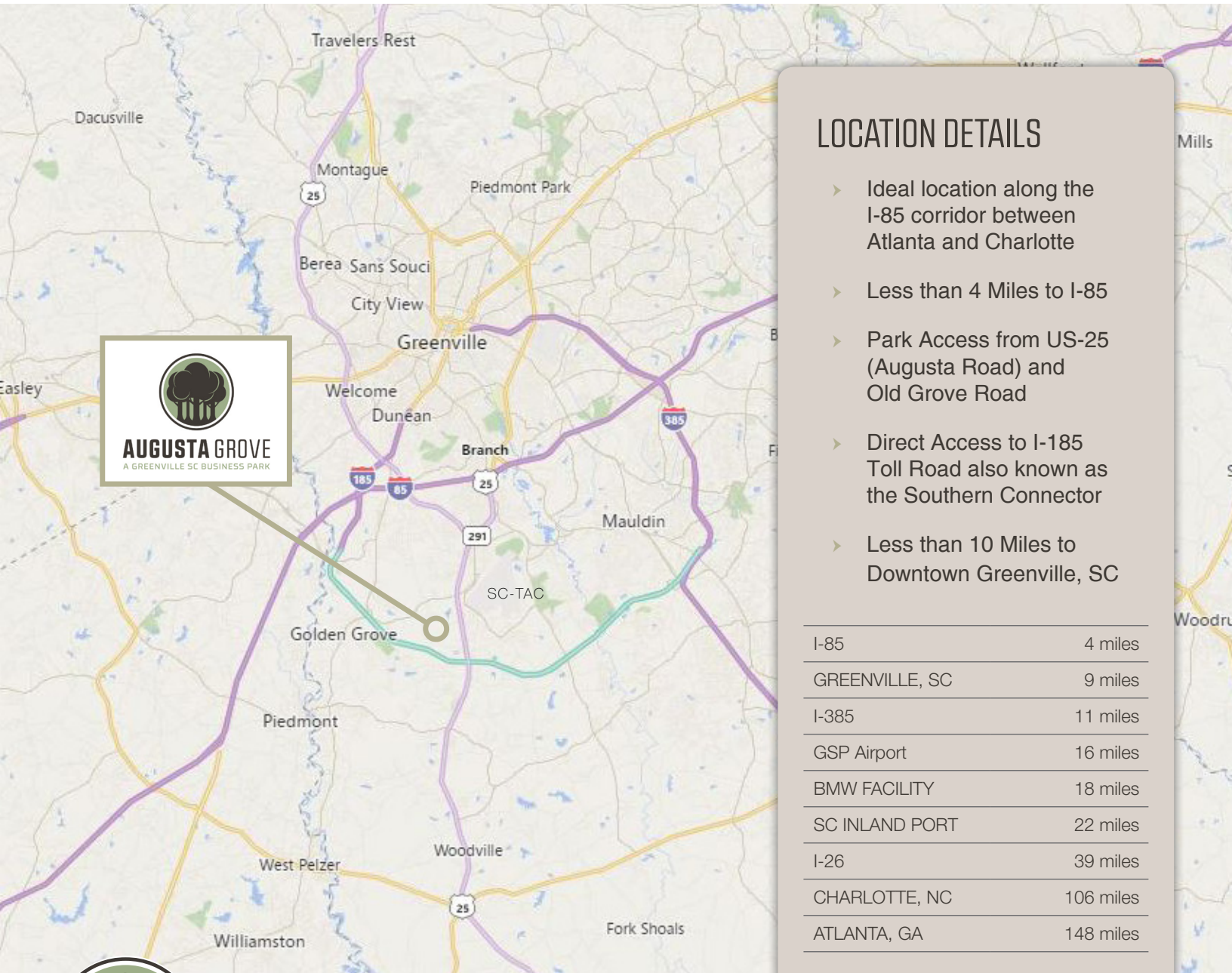
NAI Earle Furman

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PARK OVERVIEW

Augusta Grove is the premier industrial and business park in Upstate, South Carolina. Strategically located in southern Greenville County's "Hub of Industry" along the I-85 corridor halfway between Atlanta and Charlotte, Augusta Grove offers world-class industry leaders like GE Aviation, KI Logistics, Magna and JTEKT all the advantages of a master-planned business park with convenient proximity to major interstates.



LOCATION DETAILS

- Ideal location along the I-85 corridor between Atlanta and Charlotte
- Less than 4 Miles to I-85
- Park Access from US-25 (Augusta Road) and Old Grove Road
- Direct Access to I-185 Toll Road also known as the Southern Connector
- Less than 10 Miles to Downtown Greenville, SC

I-85	4 miles
GREENVILLE, SC	9 miles
I-385	11 miles
GSP Airport	16 miles
BMW FACILITY	18 miles
SC INLAND PORT	22 miles
I-26	39 miles
CHARLOTTE, NC	106 miles
ATLANTA, GA	148 miles

