

South Cook Industrial Park

Industrial - Site



Cook County
 US 41 and S Cook Industrial Pkwy
 Adel, GA 31620

For Sale or Lease

For Sale

Sale/Lease Price

\$5,145,000 Negotiable



Detail

Subtype: Site	Total Acreage: 350	Avail Acreage: 270	Largest Tract: 200
Smallest Tract: 5	GRAD: Yes	In City Limits: No	Current Zoning: Heavy Industrial
Dev Stage: Industrial Site	Rail Available: Yes	Rail Siding: No	Rail Provider: Norfolk Southern
Environ Ph1: Yes	Ph1 Cult & End: Yes	Wetland Del: Yes	Ph1 Soils: Yes
Covenants: Yes	Ownership: Public		

Utilities

Fire Rating: 3	Police Protection: City	Fire Protection: City	Electric Provider: Georgia Power Co.
Sewer Provider: City of Adel	Water Provider: City of Adel	Gas Provider: City of Adel	Sewer Size: 8" & 10" Main
Water Size: 12" Main	Gas Size: 2" Main		

Transportation

Type	Name	Distance (mi)	Description
Interstate	75	0	
Highway	US 41	0	
Airport	Cook County	4	4,000 ft. runway
Airport	Valdosta Regional	23	6,302 ft runway
Airport	Jacksonville International Airport	150	Commercial Air Service; 10,000
Intermodal	Norfolk Southern - Cordele	61	

South Cook Industrial Park

Port

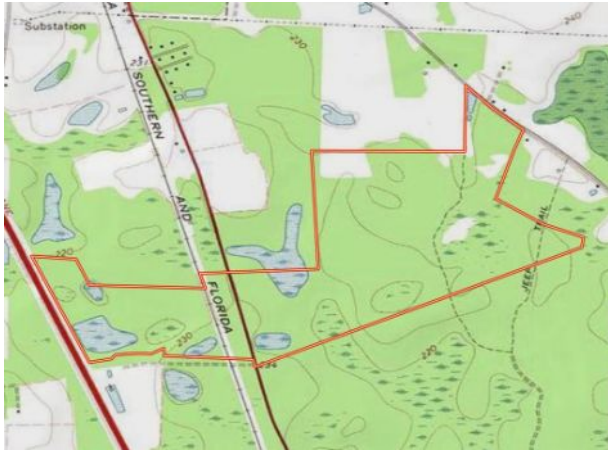
Jacksonville Port

120

Additional Information

Zoning Advantages: Job Tax Credit - Tier 1/\$4,000 (2010), GRAD Site

South Cook Industrial Park is Phase I of the 3,000 acre South Cook Industrial District.



Information presented is obtained from sources deemed reliable. We assume no liability of errors, omissions or modifications.