



Bedford County, VA

New London Business & Technology Center - Lot 2

Specs:

- 12 +/- acres
- Accommodates up to 200,000 sq. ft. building

Utilities:

- Water & Sewer throughout | BRWA
- 25 Megawatt, 3-Phase electric power (expandable up to 100 megawatts) | (SEC)
- Telecom fiber in place at entrance | Mid-Atlantic Broadband
- Other providers with fiber in place | Verizon & Shentel
- Million-gallon water storage tank in service | BRWA
- Robust, dark fiber infrastructure in place – secure and scalable enough to support a datacenter

Zoning:

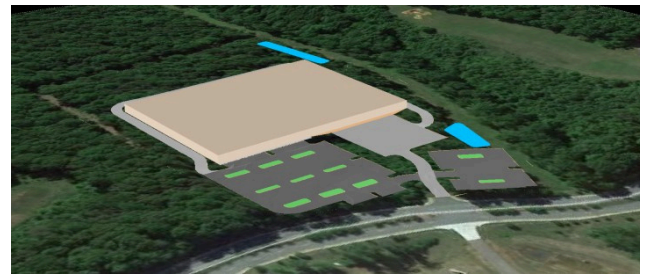
- Planned Industrial - allows for a variety of business, research, and manufacturing uses.
- Technology zone with special incentives for qualifying companies

Taxes:

- \$0.41 per \$100 Assessed value
- **Machinery & Tools:** \$1.20 per \$100 original purchase price
- **Personal Property:** \$1.70 per \$100 original purchase price

Transportation:

- Located on US460, 10 miles to regional airport, 35 miles from Interstate 81



Example of a 120,000 sq. ft. building lot layout.



Example of a 200,000 sq. ft. building lot layout.

Contact:

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