

Patriot Park - Guthrie / Todd County, KY

Patriot Park Street

(Latitude: 36.64845 Longitude: -87.19041)

In order to meet your project needs, Patriot Park in Todd County, Kentucky offers 4 acres of prime industrial real estate to meet your projects needs.

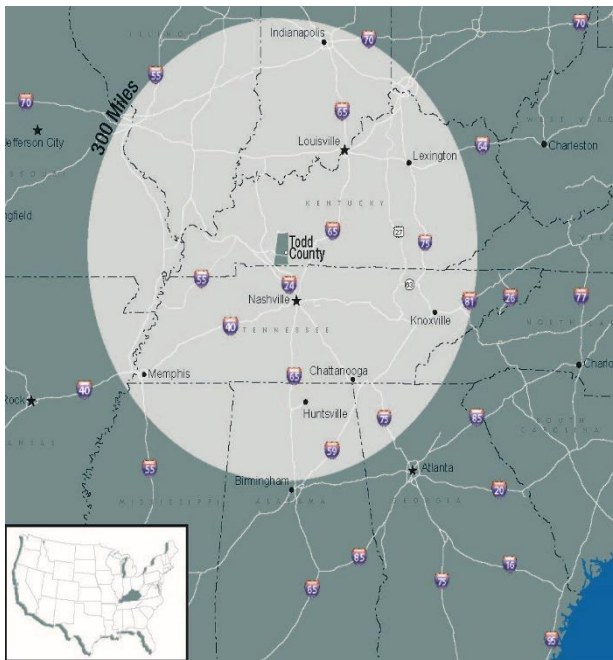
There is a population base of 742,628 within a 40-mile radius.

SITE ATTRIBUTES

- * 4 total acres
- * 4 acres zoned industrial
- * Owned and controlled by Todd County Industrial Authority
- * Within city limits
- * Gently rolling topography
- * 4 -inch gas line to site
- * 6 -inch water line to site
- * 8 -inch sewer line to site
- * Electric available
- * Phase 1 Environmental Report available
- * Technically skilled workforce
- * **Certified "KY Work Ready In-Progress Community"**



SITE ACCESS



- * Immediate access to US Highway 79 & US Highway 41
- * Within 6.1 miles of Interstate 24
- * 57 miles to Nashville International Airport
- * Eddyville Riverport 60 miles
- * Population base of 742,628 within a 40-mile radius
- * Labor force base of 316,203 within a 40-mile radius
- * Within 250 miles of major markets:

Chattanooga, TN	Louisville, KY
Huntsville, AL	Memphis, TN
Indianapolis, IN	Nashville, TN
Knoxville, TN	St. Louis, MO
Lexington, KY	Tupelo, MS
- * Within 40 miles of 2 universities and 2 community college campuses

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