

RICHBURG, SC

**2794 Old Richburg Rd
Richburg, SC 29729**



MULTI-CRANE SERVED FACILITY 29 Miles South of Charlotte, NC

**Approx 85,000 Sq Ft +/- 40 Acres
With graded and prepared lay down
area.**

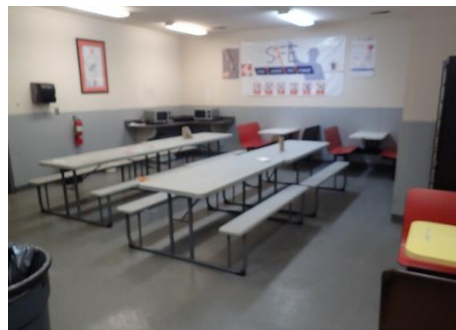
Rail Served with spur into building.

PROPERTY HIGHLIGHTS

- Heavy cranes throughout building - 10 tons to 25 tons
- 27' to 37' clear (Hook Height)
- 40 acres on Hwy 9, 2.4 miles to I-77
- Drive-in access on three sides. Dock high at back of building
- Heavy Power: 480 volts with 16,000 amps
- Large gravel parking and lay down area at side and rear



Offices



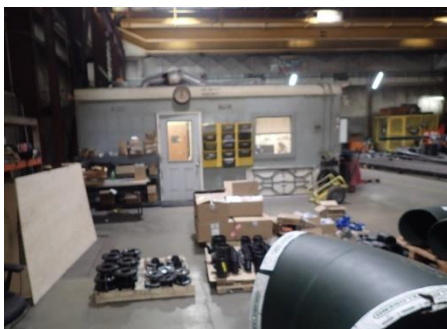
Lunchroom



Plant

BUILDING AMENITIES

- Two 25 ton cranes (P&H)
- One 15 ton crane (Demag)
- Five 10 ton cranes (Demag)
- Nine drive-through, grade level doors - one of which is an interior rail door
- Two dock-high doors, covered.
- LED lighting in plant
- Post Weld Heat treat furnace with 2" gas line
- Restrooms in the administrative offices as well as the plant
- Blast booth system - 25' wide by 20' high by 50' long
- 3,400 SF of administrative offices with plant offices in manufacturing area
- Air piping distribution system with valves, regulators, and receiver tanks
- Paint booth system with air make up unit, air distribution system fans and controls
- Two air compressors (Ingersoll Rand and Sulair)



Office in Plant



Yard Storage



Paint Booth