

Cumberland Plateau Regional Industrial Park



Make it in Virginia's e-Region.

Located in southwestern Virginia, Virginia's e-Region is the perfect place in the USA to locate. From software to mattresses, products are being produced successfully and cost effectively here in Virginia's e-Region. Available buildings range from 7,500 to 285,000 sq. ft. Available acreage ranges from 2.5-acre sites to more than 800 acres in modern, new technology and business parks.

Physical Address: Regional Park Road, Lebanon, Virginia 24266
Owner: Industrial Development Authority of Russell County, Virginia
Total acreage: 144
Total acres available: 31
Largest contiguous acre: 31
Graded building pads: Yes
Available Buildings: Alcoa Wheel Products (131,352 square feet) (107,852 open manufacturing area and support areas; 23,500 office)
Parking: 110 paved parking spaces (expandable)
Construction Date: 1996-1998
Construction Type: Masonry and metal
Number of Stories: Industrial area – one; office area - three
Ceiling Height: 37'-50' (main section)
Dock Doors: 13 overhead roll-up doors
Floor: 6" concrete
Climate: Average high temp: 74°F; average low temp: 35°F; average precip: 43.10"

Zoning: M-1 (also located HUB Zone)
Distance to Major Highways: US 19 (4-lane) (adjacent); I-81 (20 miles)
Distance to Commercial Airport: Tri-Cities Regional Airport, Blountville, TN (50 miles)
Distance to General Aviation Airport: Virginia Highlands Airport, Abingdon, VA (20 miles)
Rail Siding: None
Electric: Appalachian Power Company
Water: Town of Lebanon; 650,000 gpd available capacity; 8" line
Sewer: Town of Lebanon; 400,000 gpd available capacity; 8" line
Natural Gas: Appalachian Natural Gas Distribution Co. (4" line)
Telecommunications: Verizon, BVU/CPC and Shentel; redundancy available
Contact: Virginia's e-Region (276-889-0381) or Russell County IDA (276-971-0173);
Web: www.e-Region.org

