

Tract 17

Peavy Grade and US Hwy 1 Palm Coast, FL

103 acres for industrial development
(not within a Special Flood Hazard Area).

Tract 17 is ideal for companies looking for a pro-business environment with a large, highly-skilled workforce and a strong economy in northeast Florida.



386-986-2471

economicdevelopment@palmcoactgov.com



TOPOGRAPHY

Typical Florida Pine Flatwoods



ELECTRICITY

Florida Power and Light Company substation,
less than 1/4 mile



WASTEWATER

Provided by City of Palm Coast Utilities
12" and 20" diameter force mains



GAS

Provided by TECO Energy, site less
than 1/2 mile to the main line



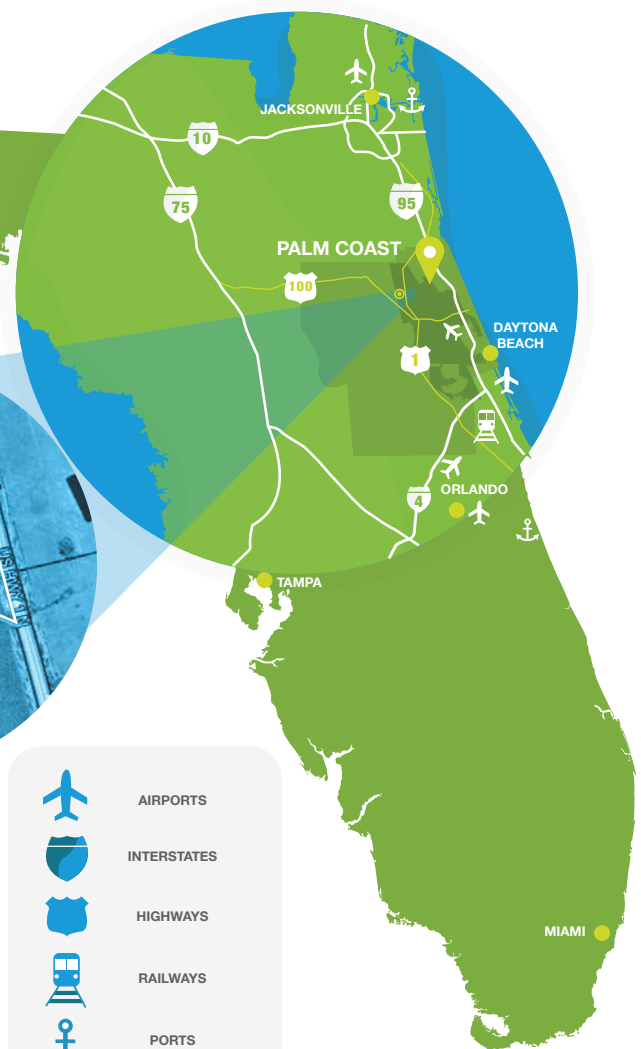
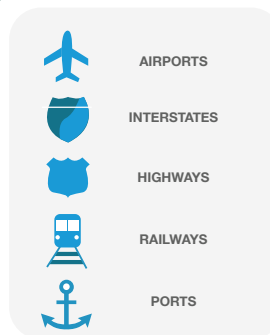
WATER SUPPLY

Provided by City of Palm Coast Utility
~60 PSI, Size: 30"



TELECOMMUNICATIONS

Uniti Fiber and AT&T



ADVANTAGES



37,000

jobs in the high-tech sector
within a 60-mile radius



Tract 17 provides easy access to:
Jacksonville, Gainesville,
Daytona Beach, and Orlando



Flagler County is Florida's
fastest-growing county



3 Four-year universities in Palm Coast
(Daytona State College, Jacksonville
State University, University of North Florida)



Highly-educated
workforce in the region



Highway Access
Highway U.S. 1, a
four-lane divided highway
Interstate 95, less than
2 miles from the site



RAIL SERVICE

Florida East Coast Railroad:
Less than 1/2 mile away



SEAPORTS

JAXPORT: 73 miles
Port Canaveral: 96 miles



AIRPORTS

Flagler County Executive Airport: 2 miles
(Flagler, Florida's 3rd busiest executive
airport, has FTZ #64 designation)
Daytona International Airport: 27 miles