

# ROCKEFELLER GROUP FOREIGN TRADE ZONE

A JOINT DEVELOPMENT OF MEADWESTVACO CORPORATION AND ROCKEFELLER GROUP DEVELOPMENT CORPORATION

CLASS A INDUSTRIAL PARK

CHARLESTON (JEDBURG), SOUTH CAROLINA

[www.rockdev.com/sc](http://www.rockdev.com/sc)



**COLLIERS  
KEENAN**

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EXCLUSIVELY MARKETING BY:

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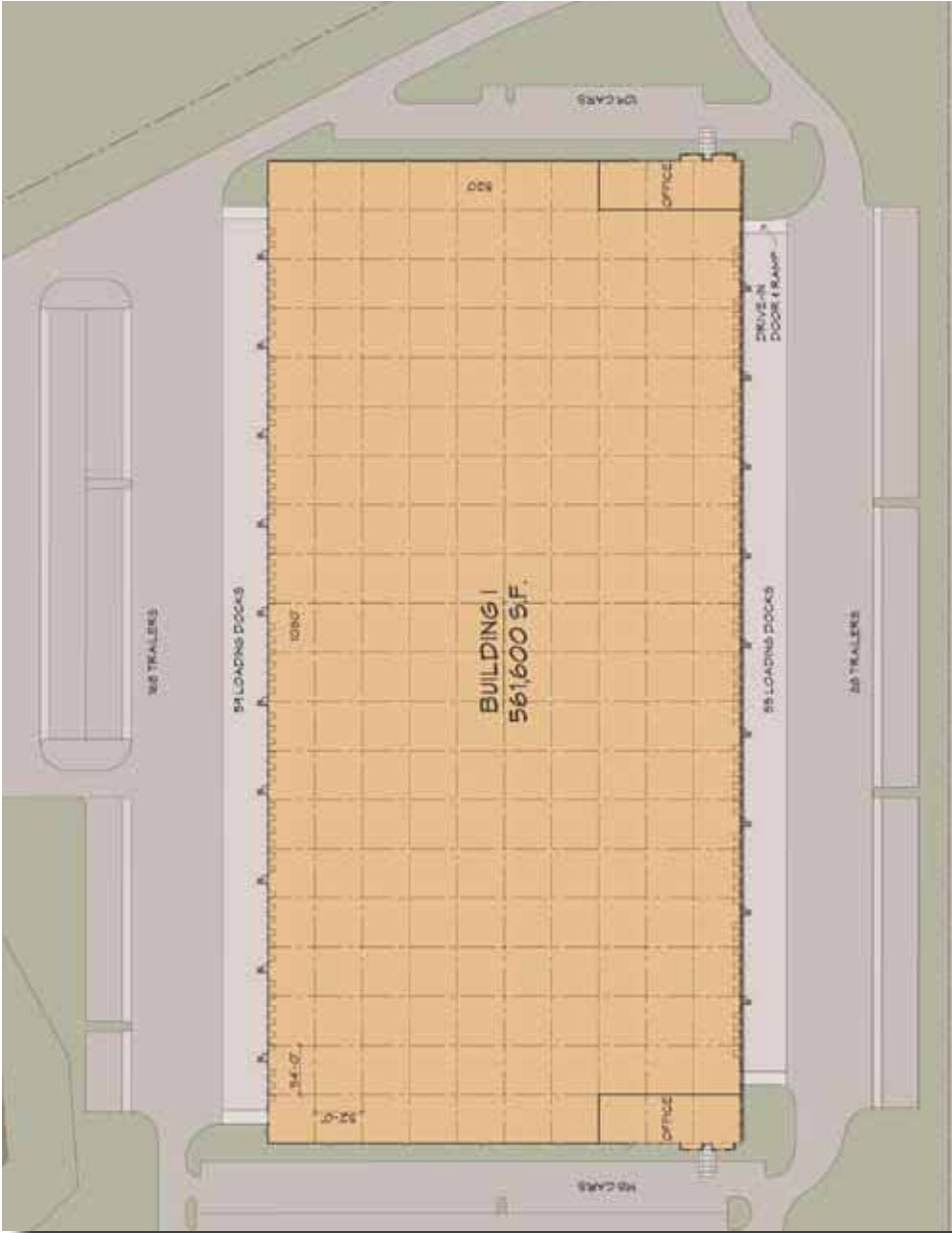
*Rockefeller Group*  
*Development Corporation*





**BUILDING INFORMATION**

Site:	400 +/- acres total
Building Type:	Industrial
Zoning:	Heavy Industrial
Building Size:	561,600 SF
Available SF:	561,600 SF
Building Dimensions:	1080' x 520'
Construction:	Tilt-up concrete
Floor Load:	Seven inch (7") unreinforced; 4,000 psi
Ceiling Height:	36' throughout to bottom of joist
Bay Spacing:	54' x 50'
Truck Doors:	77 double loaded (9' x 10' insulated)
Additional Knockouts:	37 double loaded (9' x 10' insulated)
Drive In Doors:	Four (4) ramps (12' x 14' doors)
Truck Court Depth:	195'
Truck Parking:	256 spaces
Auto Parking:	307 spaces
Office Buildout:	Tenant specific







## **SITE SPECIFICATIONS**

- 400 acre site along Interstate 26
- Four cross-docked distribution buildings totaling 2,635,200 SF
- Building range from 453,600 SF to 561,600 SF
- Adjacent to planned four-way interchange off of I-26
- 25 miles from Port of Charleston
- 30 miles to Interstate 95
- Site is zoned Heavy Industrial
- Proposed for Foreign Trade Zone designation
- Located in development friendly Berkeley County

## **PORT OF CHARLESTON INFORMATION**

- Existing draft can accommodate vessels anticipated to call the US East Coast following the expansion of the Panama Canal.
- Transit time is 1-2 hours from open sea to dockside, fastest on the East Coast.
- Naval Base Terminal construction is underway; Completed will add about 1.4 million TEU's.
- Port of Charleston dockside operations team works ships on an average of 41 moves per hour per crane compared to the US standard of 27 moves per hour.

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