

INDUSTRIAL BUILDING DATA SHEET

GENERAL

County/City Washington County Town/Community Abingdon
Building name HOBBY HOUSE Within corporate limits: Yes No
Street address18100 Lee Hwy. Abingdon, VA 24210Parcel # 124-A-40
Industrial park? Yes ☐ No ☒ Virginia Enterprise Zone? Yes ☐ No ☒ Foreign Trade Zone? Yes ☐ No ☒
BUILDING SPECIFICATIONS
Building space (sq. ft.): Total31,000_ Office Manufacturing Warehouse
Available space: Total <u>31,000</u> Contiguous Office Manufacturing Warehouse
Is the building available for: Single user X or Multi-tenant X Incremental space available
Number of stories1_ Ceiling height: Clear height at eaves _16'-12'_sloping roof_ Clear height at center 16
Number of dock height doors _1Number of drive-in doors _1_ Size of drive-in doors ft
Bay size (column spacing) Most recent use Craft & Home Décor retail sales Date vacated April 22,2006
SITE SPECIFICATIONS
Site acreage Additional acreage availableTrailer Park beside is for sale
Zoning classification <u>B-2</u> Conforms to present zoning? Yes ☒ No ☐ Zoning restrictions <u>None</u>
On site parking: Yes X No Number of spaces 50+
Environmental: Wetlands study available: Yes No Environmental audit available: Yes No
CONSTRUCTION
Type of construction Metal Date of construction: Original 1993 Additions 2001 & 2004
Type of roof Metal Fire district _Wash. Co. Fire & Rescue
Type of floor Concrete Thickness in. Reinforced: Yes No
Insulation: Yes No No Thickness in. Location
Sprinklered: Yes X No
Warehousing: Yes No Type

UTILITIES

Electric Power

Name of supplier <u>Appalachian Power Co.</u>
Voltage <u>120/240</u> Phase <u>1</u> Amps <u>determined by customer switchbox</u>
Natural Gas
Name of supplier <u>Atmos Energy</u> Served by natural gas? Yes \(\Boxed{1}\) No \(\Boxed{1}\)
Distance from building <u>on site</u> ft.Line size <u>3/4"</u> in. Pressure <u>60 psi</u>
<u>Water</u>
Name of public service providerWashington County Service Authority
Served by public water? Yes 🛛 No 🗌 Distance from building ft.
Line size in. If not served by public water, capacity of well(s) gpd
Name of treatment facility gpd
Available treatment capacity gpd Current storage gal.
Available capacity to building gpd
Pressure at nearest hydrant: static residual
Waste Water Treatment
Name of public service providerWashington County Service Authority
Served by public sewer? Yes \(\Bar{\sqrt{N}} \) No \(\Bar{\sqrt{Q}} \) Distance from building ft.
Line size in. If not served by public water, capacity of septic system gpd
Name of treatment facility gpd
Available treatment capacity gpd Available capacity to building gpd
<u>Telecommunications</u>
Name of supplierCentury Link
Digital switching: Yes ☐ No ☐ ISDN: Yes ☐ No ☐ Equipped with fiber optic lines: Yes ☐ No
Distance to fiber optic lines ft. Other (e.g., POPs, SMDS, Centrex)
SPECIAL EQUIPMENT/FEATURES
Refrigeration space sq. ft. Freezer space sq. ft.
Crane: Yes No Capacity Clearance under hook
Other (e.g., auditorium, clean room, special electrical equipment)

TRANSPORTATION

Work: (276) 944-3081

<u>Railroad</u>
Served by rail siding? Yes \(\text{No } \text{No } \(\text{X} \) Name of railroad \(
If no, can rail siding be installed? Yes \(\subseteq \text{ No } \(\text{X} \) Distance from building ft.
<u>Highway</u>
Distance to nearest interstate interchange1/4 mi. Interstate name1-81
Interchange nameLee Highway Exit number13
Distance to nearest 4-lane arterial <u>Adjacent</u> mi. Name and route number <u>Rt. 11 – Lee Hwy</u>
Name and route number of highway or street serving buildingRt. 11 – Lee Hwy
Public Transportation
Name of service providerN/A
<u>Air</u>
Distance to nearest commercial airport <u>25</u> mi. Name <u>Tri-Cities Regional Airport</u>
Distance to nearest general aviation airport1 mi. NameVirginia Highlands Airport
Runway length of general aviation airport4,470 ft.
<u>Water</u>
Name of navigable waterway N/A Depth of channel ft.
OWNERSHIP
Available for lease: Yes No X Available for lease/purchase: Yes No Lease rate (\$/sq. ft.)
Available for sale: Yes X No Cost Negotiable Date available April 2006
Owner Bill's Fabrics, P O Box 11 St. Paul, VA 24283 Contacts: Gail Smith Ph cell: (276) 608-2363,

Principal contact _Rick Anderson of Anderson & Assoc. Realty Phone (276) 608-9300 Office 628-9933

Email: terrells@preferred.com

Information submitted by Carol Barrett, Admin. Asst. Wash. Co. Economic Development_276-525-1305 Date 03-10

To be included in our computerized database, a vicinity map showing the location of the building and/or a street address <u>must</u> be included with this form. A color photograph of the building should also be included. Digital photos are welcome and may be e-mailed to <u>mmende@vedp.state.va.us</u>. This form should be returned to:

VIRGINIA ECONOMIC DEVELOPMENT PARTNERSHIP RESEARCH DIVISION

P. O. Box 798 Richmond, Virginia 23218-0798 Phone: (804) 371-8229 Fax: (804) 371-8185

E-mail: mmende@vedp.state.va.us