

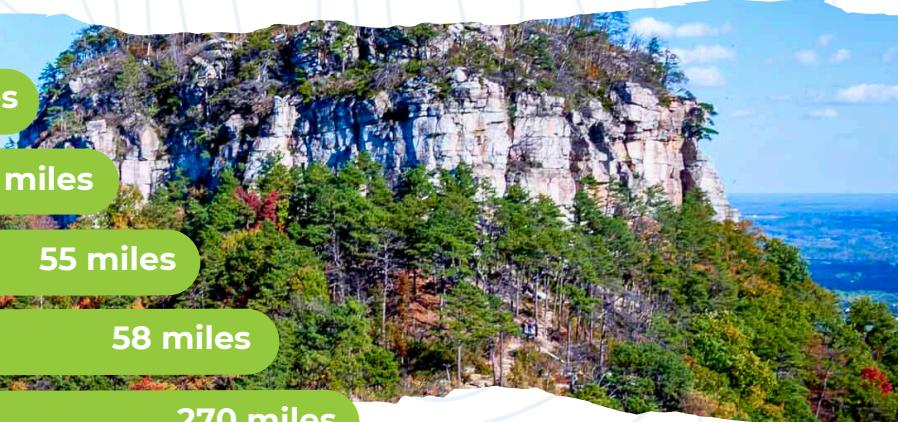


# WESTWOOD INDUSTRIAL PARK MOUNT AIRY, NC

A Ready-to-Build Industrial Site in the Heart of the NC Foothills

## STRATEGIC LOCATION | 1000 BOGGS DRIVE

	Interstate 74	6.5 miles
	Interstate 77	8.5 miles
	Winston-Salem	40 miles
	Piedmont Triad Airport	55 miles
	Greensboro Inland Port	58 miles
	Port of Wilmington	270 miles



## SITE DETAILS

### Available Land

30 acres

### Ownership

Municipally owned

### New Graded Pad

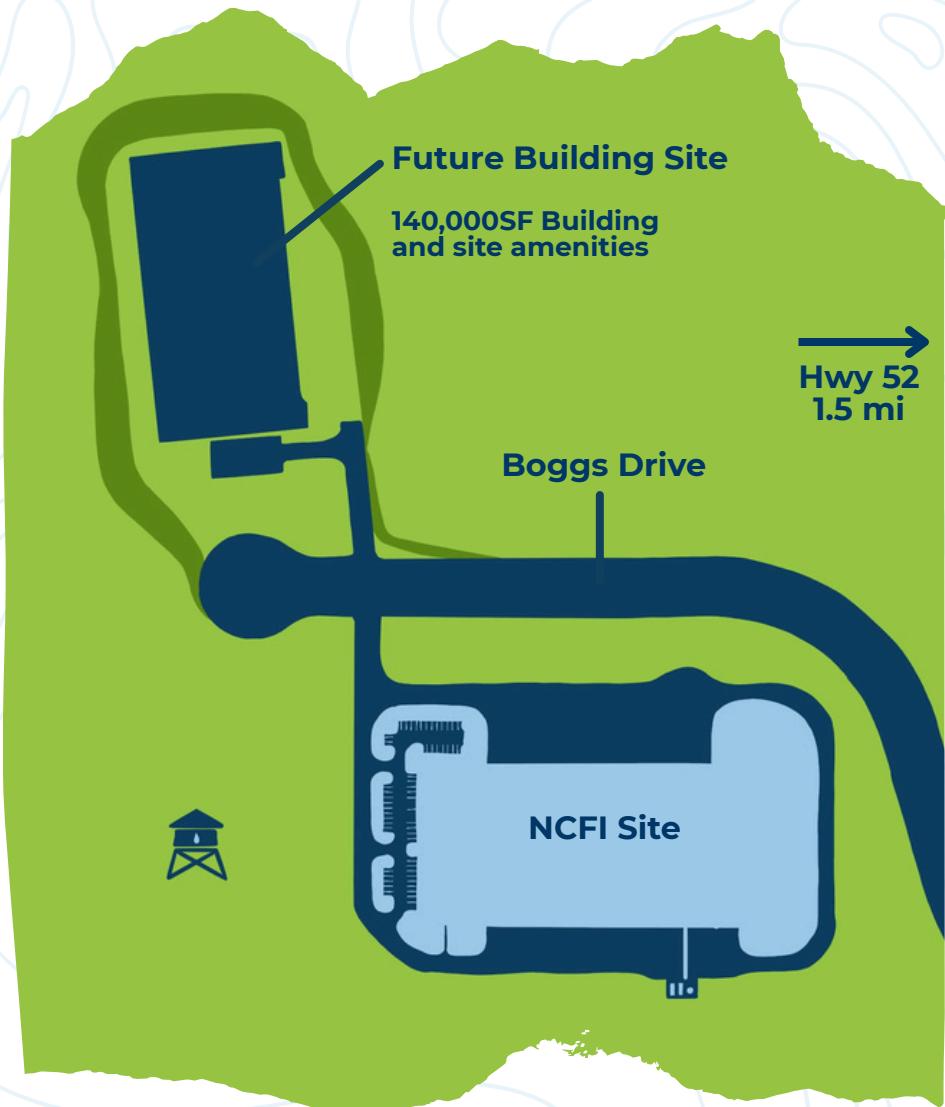
16 acre pad to be completed Q4 2025 with ability to hold up to a 140,000SF building.

### Amenities & Utilities

- Abundant W/S utilities
- Service by Duke Energy
- Utilities extending with Boggs Drive by end of 2025

### Workforce Availability

A 45-minute commute workforce of 390,000+





# WESTWOOD INDUSTRIAL PARK, MOUNT AIRY, NC

## UTILITY INFRASTRUCTURE



### ELECTRIC

Duke Energy Progress

5-10 MW; 100kV line within 1,000 ft



### WATER/SEWER

City of Mount Airy

Water: 16" line; 6.5M GPD excess capacity  
Sewer: 12" line; 5.5M GPD excess capacity



### NATURAL GAS

Frontier NG

6" line; 80 MCFH capacity, being extended along Boggs Drive.



### INTERNET

CenturyLink, Spectrum, Surry Communications

Metro-level service

## WORKFORCE & EDUCATION



**Labor Pool:** 390,000+ within 45-minute commute



**Major Onsite Employers:** NCFI, Insteel Industries, Andrew Pearson Design, Renfro Corporation, Central Steel.



**Surry-Yadkin Works:** 260 students per year in local industry; 60%+ hire rate



**FLEET MFG High School Program:** 50 students/year at Altec, Mt. Airy



**Surry Community College:** Top 5 in NC for student success



**Nearby Universities:** Wake Forest, UNC Greensboro, NC A&T, Salem College



## CONTACT US