

# Altavista Office Park



## Location

701 5<sup>th</sup> Street in the Town of Altavista

## Size

60,000 sq.ft. total with 30,000 sq. ft. available on 4 acres; multi tenant

## Highways

- I-81 – 50 miles
- U.S. Rt. 29 – 2.0 miles

## Air Service:

Lynchburg Regional Airport 20 miles

**Zoning:** M-2 Industrial

## Utilities

- Included in lease rate
- Backup power and a 150 KW, 480 volt diesel generator. There is 105 kw of spare capacity to serve a call center
- Fiber optic cable throughout building

## Combined Effective County & Town Taxes

- Real estate - \$.63 per \$100 assessed value
- Business personal property - \$1.46 per \$100 original purchase price (1-10 years)
- Business & Professional Occupational License: \$.50/\$100 gross receipts for professional services

*Centrally located in the Town of Altavista, this Park is easily scalable to accommodate your office needs. Modern infrastructure and ample parking make this an attractive property for any business.*

Call us today  
Campbell County  
Office of Economic  
Development

P.O. Box 100  
Rustburg, VA 24588  
434-592-9595

[www.campbellvirginia.com](http://www.campbellvirginia.com)



A member of Virginia's Region 2000 Partnership