

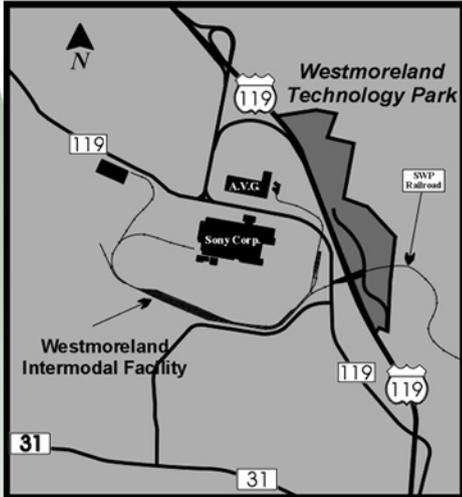
# WESTMORELAND TECHNOLOGY PARK I

East Huntingdon and Hempfield Townships, Westmoreland County, PA

## LOT STATUS

- SOLD
- OPTIONED
- AVAILABLE
- NOT AVAILABLE / BUFFER

### LOCATION MAP



92% ACREAGE SOLD (PHASE I)  
20.5 ACRE PAD SOLD (PHASE II)



REVISED: 07/26/11



### LOTS SOLD

- LOT 3
- LOT 4
- LOT 5 & 6
- LOT 7
- LOT 8
- LOT 9
- LOT 10
- LOT 11
- LOT 12B
- LOT 12A & 13
- LOT 14
- LOT 15A
- LOT 15B
- LOT 16
- LOT 19

### COMPANY

- ROCHLING MACHINED PARTS
- MATAMATIC INC.
- CEODEUX INC.
- INTERGRATION TECHNOLOGY SYSTEMS
- CURTISS-WRIGHT ELECTRO-MECHANICAL CORP.
- APPLIED INDUSTRIAL TECHNOLOGIES
- EHC INDUSTRIES
- CINTAS CORPORATION
- CROWN EQUIPMENT
- PENN STATE TOOL & DIE
- 80'sTEES.COM
- STEEL CITY VACUUM COMPANY INC.
- PENNWEST INDUSTRIAL TRUCKS
- CEODEUX INC.
- \*(PROPERTY AVAILABLE - 4.58 ACRES)
- BAKER HUGHES OILFIELD OPERATIONS INC.

### LOTS OPTIONED

### COMPANY



# WESTMORELAND TECHNOLOGY PARK I



## UTILITIES:

Electric: West Penn Power Company  
Service: 12.5 kV Primary service underground through that park  
Gas: Peoples Natural Gas  
Gas Line Size: 3"  
Water: Municipal Authority of Westmoreland County  
Water Line Size: 20" to park; 12" throughout park  
Sewage: Hempfield Township Municipal Authority  
Fiber Optic: Yes

## LOCATION:

Address: Route 119  
Mt. Pleasant, Pennsylvania 15666  
Municipality: East Huntingdon Township and  
Hempfield Township  
Latitude: 40° 11' 30"  
Longitude: 79° 34'

## DESCRIPTION:

Total Acreage: 202.26  
Sellable Acreage: 79.07 (Phase I)  
Number of Lots: 17  
Maximum Lot Size: 10.41 Acres  
Minimum Lot Size: 2.0 Acres  
Acreage Available: 10.97 Acres (Phase I)  
No. of lots available: 2 – Lot #1R – Pad-Ready Site  
Lot #16 (Phase I)  
Zoned: Light Industrial  
Topography: Gently Rolling

## TRANSPORTATION:

Nearest Highway: U.S. Route 119 – less than 1 mile  
PA Turnpike, New Stanton – 2 miles  
Interstate 70 – 2 miles  
Nearest Airport: Arnold Palmer Regional Airport – 15 miles  
Rail Accessible: Westmoreland Logistics Park – Rail Freight  
Terminal within close proximity  
Closest Port: Pittsburgh

## GENERAL INFORMATION:

2011  
Millage Rates: East Huntingdon Twp – 92.64 mills  
Hempfield Twp. – 94.14 mills  
Nearest Fire  
Company: East Huntingdon Twp Fire Dept – 1 mile  
Distance to  
Landfill: 6 miles

## SALE/LEASE:

Sale: Lot #1R – Pad-Ready-\$60,000 per total acre  
Lot #16 – Sale price unknown

## CONTACT:



Westmoreland County  
Industrial Development  
Corporation

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Ben Wentzel – Business Development

Director

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**NOTE:** Information shown is purported to be from reliable sources. No representation is made to the accuracy thereof, and is submitted subject to errors, omissions, change in price, prior sale, withdrawal notice, or other conditions.

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CHOICE**  
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