

# Bath County Industrial Park

TC Walker Rd and Jonestown Rd  
Millboro, VA 24460



Availability			
Total Site Area:	144.66 ac / 57.864 ha	Available Land:	74
Largest Contiguous:	37.75 ac / 15.1 ha	Subdividable:	Yes
Built-To-Suit:	No	Range of Site Sizes:	2 to 20 acres
Specifications			
Topography:	Level to gently rolling; mostly wooded	Zoning:	M-1, Industrial
Industrial Park:	Yes	Outside Storage Allowed:	Yes
Pad Ready:	No		
Utilities			
Electric Provider:	BARC Electric Cooperative		
Natural Gas Provider:	Not Available		
Water Provider:	Bath County Service Authority		
Sewer Provider:	Bath County Service Authority		
Fiber/Broadband Provider:	MGW Communications		
Other Fiber/Broadband Provider:			
Transportation			
Interstate/Distance:	Interstate 64 /11.7 miles		
4-Lane Highway/Distance:	U.S. Highway 11 /24.2 miles		
International Airport:	Washington-Dulles International Airport /181.5 miles /171 minutes		
Commercial Airport:	Greenbrier Valley Airport /67.1 miles /64 minutes		
General Aviation Airport:	Ingalls Field Airport /22.3 miles /35 minutes		
Port of Virginia:	225.3 miles /204 min		
Port of Virginia (Inland Port):	127.2 miles / 123 min		
Rail Served :	No		



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## Contact

**Jay Langston**  
Shenandoah Valley Partnership  
(540) 568-3259  
[jlangston@theshenandoahvalley.com](mailto:jlangston@theshenandoahvalley.com)

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## Comments

MGW Networks provides voice service (POTS lines and PRI-Prime Rate Interface). Data Service includes DSL and Symmetrical Dedicated Internet (fiber) with 3 mbps to 40 mbps and up to 1 gigabits as needed. 200,000 gallon water storage elevated tank is located within the park. Well capacity is based on 41 gpm. Park has one industrial tenant . A 5-acre graded site is available. Potential for rail transloading nearby. Park includes 123.19 acres zoned M-1 Industrial with 3 available parcels: 10.53 acres, 26.12 acres and 37.75 acres. Sale price negotiable. Bath County will consider leasing. Lease rate negotiable. Build to suit options negotiable.