

Lake Cumberland Regional Industrial Complex

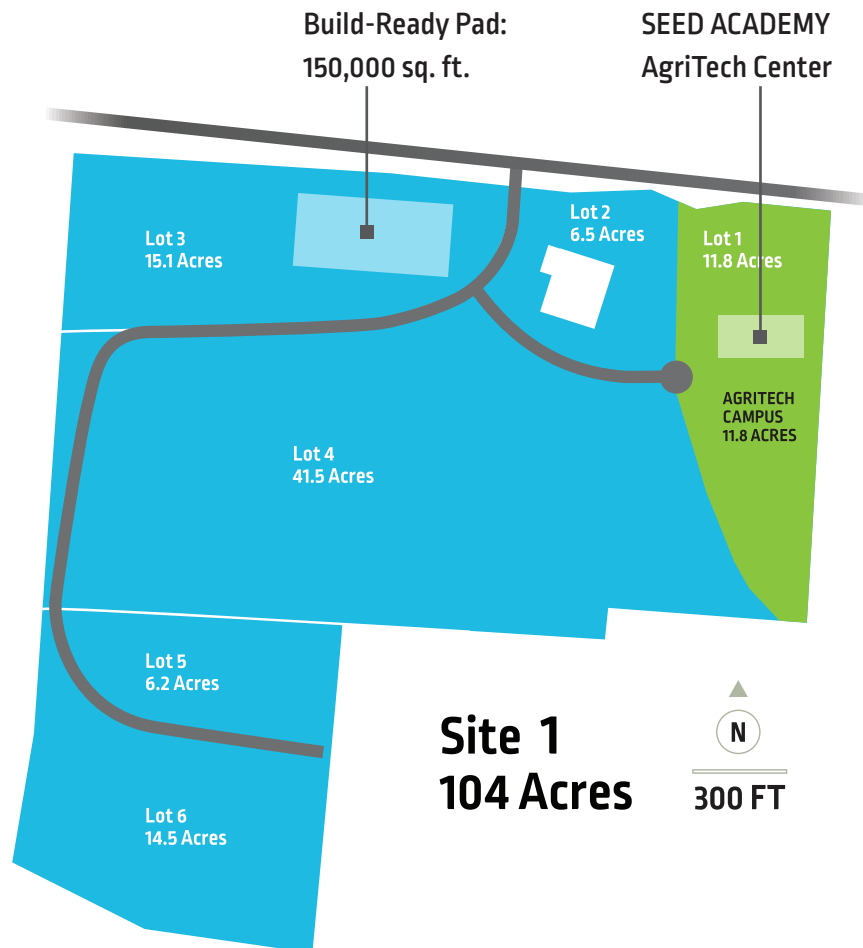
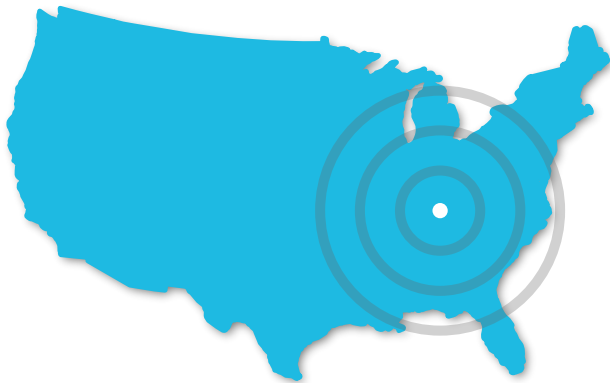
Available Industrial Development Property Russell County, Kentucky

UPDATED 4-23-2025

The development was designed with the open ended needs of today's industries in mind. It is a 104 acre park located 1.9 miles from the Cumberland Parkway, north via U.S. Hwy. 127. This site features 8" sewer, 4" gas lines, and fiber-optic data service.

Lake Cumberland Regional Industrial Complex Site 1 is certified by the Austin Group as Food & Beverage Shovel-Ready, and is located in a federally designated Opportunity Zone.

Russell County is relatively climate and geologically stable with an abundance of fresh water from Lake Cumberland. It is also centrally located to the eastern US.



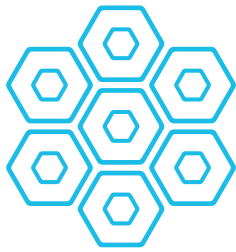
For more information:

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**RUSSELL COUNTY INDUSTRIAL
DEVELOPMENT AUTHORITY**

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Post Office Box 1068
2150 North Main Street
Jamestown, Ky 42629 USA



Lake Cumberland Regional Industrial Complex



Location: Partially within western city limits of Russell Springs.

Zoning: I-1 Light Industrial
Federally designated Opportunity Zone

Highway Access: Cumberland Expressway interchange approximately 1.9 miles north via US 127

Commercial Air Access: Blue Grass Airport (Lexington, Ky.) Distance: 92 miles northeast of site
Local Air Access: Russell County Airport (5,000 ft runway) accomodating corporate jets

Railroad: Not directly rail served. 32 miles to Somerset Rail Park

Water: Russell Springs Water & Sewer
8" line serves the site

Sewer: City of Russell Springs
8" gravity line serves the site

Natural Gas: Lake Cumberland Gas Authority
4" line serves the site

Electricity: LG&E Energy Corp. (KU); South Kentucky RECC

Broadband: Gigabit Fiber via DUO Broadband

Flood Data: Not in 100-year flood plain

Ownership: Russell County Industrial Development Authority

School District: Russell County

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