

## Elberton Industrial Park

Elberton, GA 30635  
Elbert County

## Contact

Daniel Dobbins  
Development Authority of Elbert County, Elberton  
and Bowman  
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## Property

**Largest Tract:** 73  
**Remaining Acres:** 139  
**Total Acres:** 190  
**Sale or Lease:** Sale  
**GRAD Site:** Yes  
**Zoning:** Industrial

## Workforce

**County Laborforce:**<sup>1</sup> 7,704  
**County Average  
Weekly Wage:** \$672  
**County Unemployment  
Rate:** 4.3%

## Incentives

**Job Tax Credit:** \$3000 / job  
**Investment Tax Credit:** 3%  
**City Freeport Category  
1,2,3,4:** 100%,100%,100%,0%  
**County Freeport  
Category 1,2,3,4:** 100%,100%,100%,0%  
**Opportunity Zone:** No  
**Federal Opp. Zone:** No  
**Less Developed  
Census Tract:** No  
**Military Zone:** No  
**Foreign Trade Zone:** No  
**New Market Tax  
Credit:** Yes



## Utilities

**Water On Site:** Yes  
**Water Main Size:** 8 inches  
**Sewer On Site:** Yes  
**Sewer Main Size:** 12 inches  
**Gas On Site:** Yes  
**Gas Main Size:** 6 inches  
**Electric Provider:** Georgia Power

## Taxes

**County Effective  
Property Tax:** \$11.29 per thousand  
dollars FMV  
**Total County  
Millage Rate:** 28.24  
**Sales Tax:** 8%

## Transportation

**Nearest  
International  
Airport:** Greenville Spartanburg  
International, 67.2 miles  
**Nearest  
Interstate:** I 85, 26.3 miles  
**Nearest  
Port 1:** Port of Savannah, 172.8  
miles  
**Nearest  
Port 2:** Port of Charleston, 193.4  
miles  
**Nearest  
Intermodal:** Inman Rail Yard, 90.9  
miles  
**Rail Served:** No  
**Rail Provider:**