

VEDP Business Ready Site Program - Sites in the Fredericksburg VTrans Regional Workshop Area

ID	Name	Address	Locality	Business Ready Site Program Tier	Park Type	Total Acreage	Distance to nearest Interstate (miles)	Distance to nearest Port (minutes)
1	Taylor Property	3267 Kings Highway (at Bloomsbury Road/Route 605)	King George	3	Industrial, Research, Office	350	13	76
2	Richmond County Commerce Center	VA-3 and US-360	Richmond	2	Industrial, Office	56	46	60
3	Webster 140 Site	Jefferson Davis Highway	Spotsylvania	2		140	2	52
4	Caroline Commerce Center	Rogers Clark Blvd at Ruther Glen Rd	Caroline	2	Industrial, Research, Office	300	2	38
5	Gilman Tract East	Hickory Ridge Road & Jefferson Davis Highway	Spotsylvania	2		666	2	53
6	Venture Business Park	Bradburn Place and Wyche Road	Stafford	2	Industrial, Office	56	1	74
7	Gilman Tract West	N Roxbury Mills Drive and Jefferson Davis Highway	Spotsylvania	2		314	3	54
8	Airlee Industrial and Data Center Site	Intersection of Rt. 1 and CCC Road	Caroline	2	Industrial	184	2	42
9	Orrock-Simms Assemblage Super Site	Orrock Road at Orrock Lane	Caroline	1		1027	3	53
10	Orrock Farm-Spotsylvania	Orrock Road at Mallard Road	Spotsylvania	1		147	1	52
11	Ladysmith Super Site	Ladysmith Road	Caroline	1		1020	1	44
12	Old Page Middle School	5630 George Washington Memorial Hwy	Gloucester	1		31	14	33
13	Shimco LLC Property (8 parcels)	Musante Lane	Stafford	-	Industrial	35	3	71
14	Gray Property	Industrial Drive and House Drive	Caroline	-		300	10	47
15	Jones Ladysmith Road Site	Ladysmith Road	Caroline	-		43	1	44
16	Ladysmith Industrial Park	Ladysmith Road and I-95	Caroline	-	Industrial	115	1	44
17	Cleydael	James Madison Parkway and Washington Mill Road	King George	-	Industrial, Research, Office	500	27	72
18	Renaissance Business Park (5971A)	1175 Kings Highway	Stafford	-	Industrial, Research, Office	162	8	70
19	Webster 200 Site	Route 606	Spotsylvania	-		200	2	52
20	Carmel Church Station Super Site	Rogers Clark Blvd at Jefferson Davis Highway	Caroline	-	Industrial, Research, Office	1100	2	36
21	Amireh Site	State Route 639 at I-95	Caroline	-	Industrial, Office	200	2	43
22	Thornburg Business Center	5630 Morris Road	Spotsylvania	-		95	2	52
23	515 Lansdowne Road	515 Lansdowne Road	Spotsylvania	-		60	4	62
24	2705 Jefferson Davis Hwy - Austin Park Centre (28 acres)	2705 Jefferson Davis Hwy	Stafford	-	Office	29	1	73
25	King George Industrial Park	Birchwood Creek Rd and Bloomsbury Rd	King George	-	Industrial	148	13	76
26	WHC Property	Ladysmith Rd	Caroline	-		200	1	44
27	5008 Mudd Tavern Road	5008 Mudd Tavern Road	Spotsylvania	-		32	0	51
28	North View	Rt. 301 and Rt. 608	Caroline	-	Industrial, Office	40	13	50
29	Stafford Airport Industrial Park (3813 - 3833)	Ramoth Church Rd & Centreport Pkwy	Stafford	-		64	4	73
30	68 Oakenwold Ln (3780)	68 Oakenwold Ln	Stafford	-		231	2	71
31	N Situs - Celebrate Virginia (44W4 - 26.40 acres)	Celebrate Virginia Pkwy & Sanford Drive	Stafford	-		26	4	70
32	N Situs - Celebrate Virginia (4490 - 60 acres)	N Situs - Celebrate Virginia	Stafford	-		60	4	70
33	Battlefield Industrial Park - Tyler St/Belman Rd	0 Tyler St/0 Belman Rd	Fredericksburg	-	Industrial	61	3	66
34	243 Sanford Drive - Celebrate Virginia (111 acres)	243 Sanford Dr	Stafford	-		111	5	71
35	498 Caisson Rd	498 Caisson Rd	Stafford	-		241	9	72
36	Blaisdell Ln	Blaisdell Ln	Stafford	-		158	2	67
37	Potomac-Stafford/ Widewater	29 Decatur Rd	Stafford	-		2200	5	70
38	Westgate Center	I-95 and Courthouse Intersection	Stafford	-		49	1	74
39	0 Hollywood Farm Road (6075)	0 Hollywood Farm Rd	Stafford	-		83	10	72
40	Thompson Industrial	Ruther Glen Rd	Caroline	-		79	1	38
41	Ronald Smith I-95 Site	Interstate 95 and Rt. 601	Caroline	-	Industrial, Research, Office	147	2	43
42	Marshall Property	16054 Jefferson Davis Highway	Caroline	-		73	3	46
43	Roseman Mega Site	Ladysmith Road	Caroline	-		550	1	44
44	Ladysmith Mega Site	18031 Green Rd	Caroline	-		470	2	44
45	Virginia Bazaar Property	18188 Bazaar Avenue	Caroline	-		97	1	44
46	Hamlet - 65-100 Acres at Ladysmith Road & Green Road	Ladysmith Road and Green Road	Caroline	-		100	1	44
47	Coleman Family Farm	6222 Smith Station Road	Spotsylvania	-		250	4	59
48	9040 Jefferson Davis Hwy	9040 Jefferson Davis Hwy	Spotsylvania	-		95	3	57
49	Back 40 Site	11032 Tidewater Trail	Spotsylvania	-		40	6	65
50	Virginia Gateway Land at International Parkway (44119P)	Virginia Gateway Land at International Parkway	Stafford	-	Industrial	26	2	68
51	George Washington Village	Courthouse Rd and I-95	Stafford	-		1078	5	74
52	80-100 Sanford Dr at Riverside (39 acres)	80-100 Sanford Dr	Stafford	-		39	1	67

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53	N Situs - Celebrate Virginia (129 acres)	N Situs - Celebrate Virginia Pkwy	Stafford	-		129	3	69
54	Groupe Site (38-14F)	25 Strategy Drive	Stafford	-		61	3	72
55	Luck Stone Industrial Park	Jefferson Davis Hwy & Route 207	Caroline	-	Industrial	750	1	38
56	Gutierrez Site	0 South Roxbury Mill Road	Spotsylvania	-		174	2	53
57	Riverside - Honey Farm Parcel	Riverside Parkway	Stafford	-	Office	86	1	67
58	Farrish Property	Bull Church Road	Caroline	-		45	1	44
59	The King Carter	Route 200 and Old saint Johns Road	Lancaster	-		330	41	66
60	6976 Courthouse Road	6976 Courthouse Road	Spotsylvania	-		70	8	59
61	7020 Harrison Road	7020 Harrison Road	Spotsylvania	-		37	4	66
62	10813 Rollingwood Drive	10813 Rollingwood Drive	Spotsylvania	-		33	2	61
63	South Garden/ Broaddus Farm	Mudd Tavern Road	Spotsylvania	-		180	1	52
64	Tappahannock Industrial Site	110 Commerce Road	Essex	-		90	40	54
65	Simons Property	5282 Richmond-Tappahannock Hwy	King William	-		474	17	31
66	Buckley Hall Road	9193 Buckley Hall Road	Mathews	-		74	32	51
67	Route 33 Site	6142 Lewis B. Puller Memorial Highway	King and Queen	-		38	10	44
68	Canterbury Property	490 Canterbury Road	King and Queen	-		50	24	37
69	Newcomb Property	3919 Venter Road	King William	-		32	18	31
70	Fontainebleau Industrial Park	344 Fontaine Park Road	King William	-	Industrial	200	20	33
71	Thornburg Miller Tract	5901 Mallard Rd	Spotsylvania	-	Industrial	32	1	52
72	Tappahannock-Essex County Airport Site	1450 Aviation Rd.	Essex	-		340	33	47