

NOVAK DRIVE SITE

Baker Road | MARTINSBURG, WV 25405



PROPERTY HIGHLIGHTS

A site selector's dream!

Commercial opportunity located in the epicenter of growth and development, with immediate access to Interstate 81, rail access and the Eastern WV Regional Airport nearby. Exit 5, I-81; Maximum highway frontage and exposure; Easy access to interstate ramps.

Tax Parcel ID:	Map 12, Parcel 75
Acreage:	122 acres
Zoning:	No County-Wide Zoning
Electric:	Potomac Edison/First Energy
Natural Gas:	Mountaineer Gas Company
Water:	Berk. Co. Public Service Water District
Sewer:	Berk. Co. Public Service Sewer District
Sewer Main:	Access .25 mile
Highway:	Access I-81, Exit 8—3 mile
Commercial Airport:	Washington Dulles International
Rail:	Winchester & Western
Telecom:	Frontier
Broadband:	Yes



**DEVELOPMENT
AUTHORITY**
OF BERKELEY COUNTY

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