



Cooper Marine  
183-B County Road 1  
Belmont, Tishomingo County, Mississippi 38827

**DESCRIPTION**

This 70-acre site adjacent to and owned by Cooper Marine chipper and loading facility on the Tennessee-Tombigbee Waterway. Barge dock and bulk loading equipment are on site.

**SITE**

**Property Detail Link:** <https://tvasites.gis.webtechguru.com/?sorting=featured&showpropertyonmap=true&activebase map2d=Navigation&mapextent=-9831174.02183107.4096407.7036993885,-9833075.392909713.4093818.39936616&mapzoom=15&communitysearch=Prentiss&showfilterwidget&propertytype=Site&county=Alcorn%20County,Prentiss%20County,Tishomingo%20County&shareid=14451&PropertyId=2787123152>

**Available Acres:** 70  
**Total Acres:** 70  
**Additional Acres:** 350  
**Phase 1 Environmental Report:** No

**SALE/LEASE**

**For Lease:** No  
**For Sale:** Yes  
**Negotiable:** Yes

**DETAILS**

**Business/Industrial Park:** Cooper Marine  
**Expandable to (sqft):** 0

**THE VALLEY ADVANTAGE**



**WHO WE ARE**

Tennessee Valley Authority (TVA) is a large economic development organization and public power company representing seven states in the southeastern United States: Tennessee, parts of Alabama, Mississippi, Kentucky, Georgia, Virginia, and North Carolina. The service area of TVA is commonly referred to as, "the Valley."

TVA focuses on assisting companies that are seeking to locate and invest in the United States and the Valley by offering location advisory services. **TVA is a mission-based organization and all services are offered at no cost to the company.**

**HOW WE ASSIST COMPANIES**

In addition to competitively priced and reliable power, companies considering the Valley have access to a host of resources to aid their location decisions including market analysis and research, real estate services, conceptual engineering, site evaluation, project management, and incentive programs.

**ABOUT TVA**

- Nation's largest public power provider
- Among lowest industrial rates of peer utilities
- 99.999% power reliability
- Diverse generation mix of nuclear, hydro, fossil, renewables
- Nearly 60% carbon-free generation
- Renewable programs and resources available

**FOR MORE INFORMATION ABOUT THIS SITE, CONTACT:**

**Bryant Henley**  
Regional Consultant  
P:  
C: (601) 750 - 5768  
E: [dbhenley@tva.gov](mailto:dbhenley@tva.gov)  
W: [tvasites.com](http://tvasites.com)

### ZONING

**Opportunity:** No

### ELECTRIC

**Provider:** Tishomingo County Electric Power Association

**On-Site:** Yes

**Voltage:** 480

### SEWER

**Provider:** Cooper Marine

**On-Site:** No

**Size of Main (inches):** 4

### WATER

**Provider:** Cooper Marine

**On-Site:** Yes

**Size of Main (inches):** 6

### NATURAL GAS

**Provider:** Town of Belmont

**On-Site:** No

### PORT

**Nearest:** Port of Pascagoula

**To Nearest:** 331 Miles

**Port #2:** Barge Dock

### TELECOMMUNICATIONS

**Provider:** AT&T

### AIRPORT

**Domestic:** Tishomingo County Airport

**To Domestic:** 14 Miles

**Nearest International:** Huntsville Intl-Carl T Jones Field

**To Nearest International:** 102 Miles

**Nearest Commercial:** Tupelo Regional

**To Nearest Commercial:** 37.4 Miles

**Airport Zone:** [AirportZone]

### INTERSTATE/HIGHWAY

**Interstate:** I-22

**To Interstate:** 25 Miles

**Nearest Interstate Exit:** STATE HWY 25

**To Nearest Interstate Exit:** 25 Miles

**State Highway #1:** Mississippi Highway 25

**To State Highway:** 9 Miles

**State Highway #2:** Mississippi Highway 4

**To State Highway #2:** 2.5 Miles

### RAIL

**Rail #1:** Mississippi Central Railroad (Redmont Division)

**Track #1 Status:** Not Available

**Access Available:** No

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