



REGIONAL INDUSTRIAL DEVELOPMENT CORPORATION



RIVERS OF STEEL

CARRIE FURNACE

A TRANSFORMATIVE DEVELOPMENT

BUILD TO SUIT OPPORTUNITIES

CARRIE FURNACE - RIDC

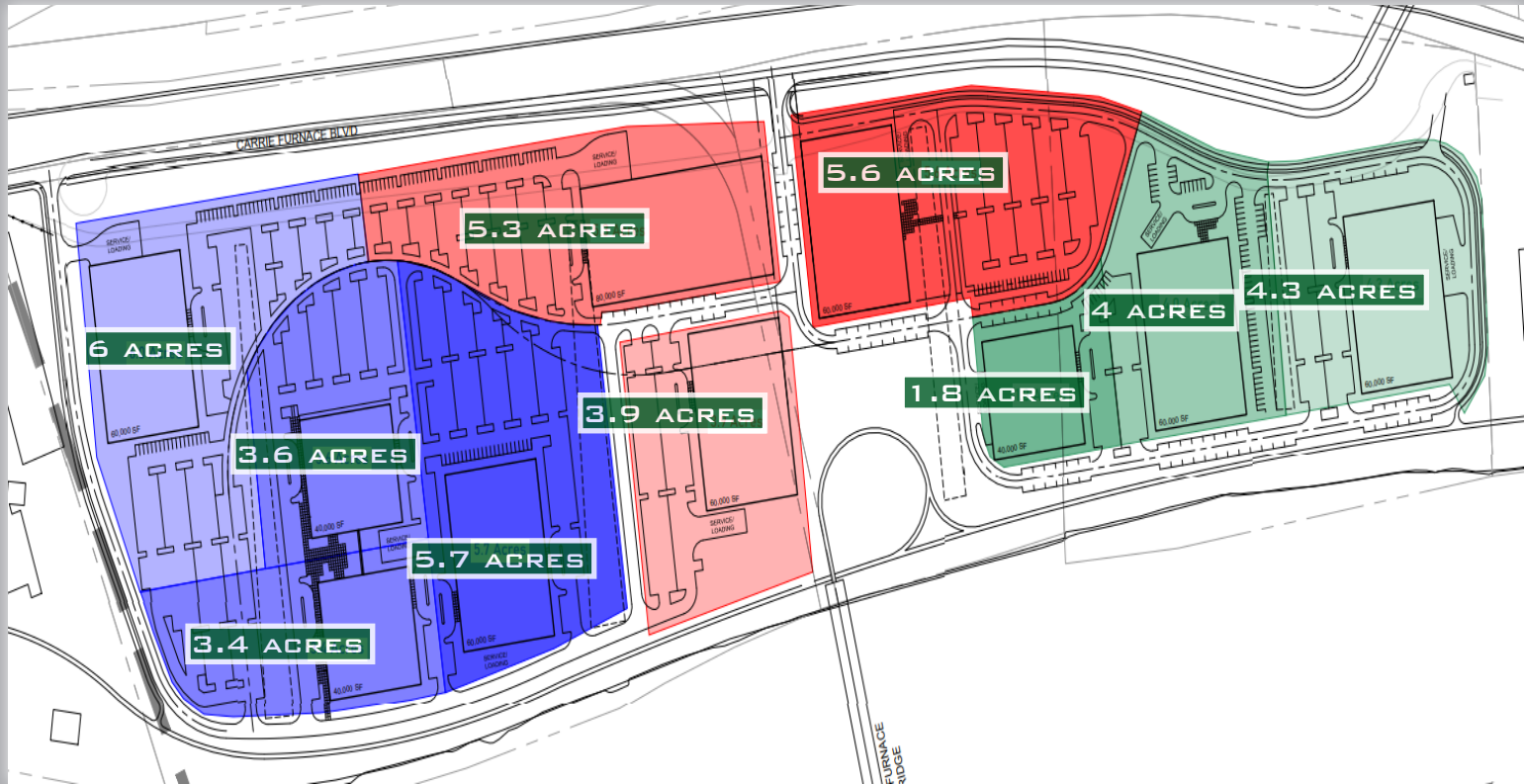
CARRIE FURNACE

PROJECT OVERVIEW:

AS ITS SIXTH DEVELOPMENT IN THE MON VALLEY, RIDC IS PARTNERING WITH ALLEGHENY COUNTY ECONOMIC DEVELOPMENT TO BUILD UPON EXISTING INVESTMENTS IN THE CARRIE FURNACE LAND PARCELS.

BUILD TO SUIT OPPORTUNITIES:

CARRIE FURNACE HAS APPROXIMATELY 44 BUILDABLE ACRES. LAND CAN BE DIVIDED IN ORDER TO SUPPORT 40K-80K SQUARE FOOT TECH FLEX BUILDINGS. PARCELS ARE ALSO AVAILABLE FOR PURCHASE AND OUTSIDE DEVELOPMENT.



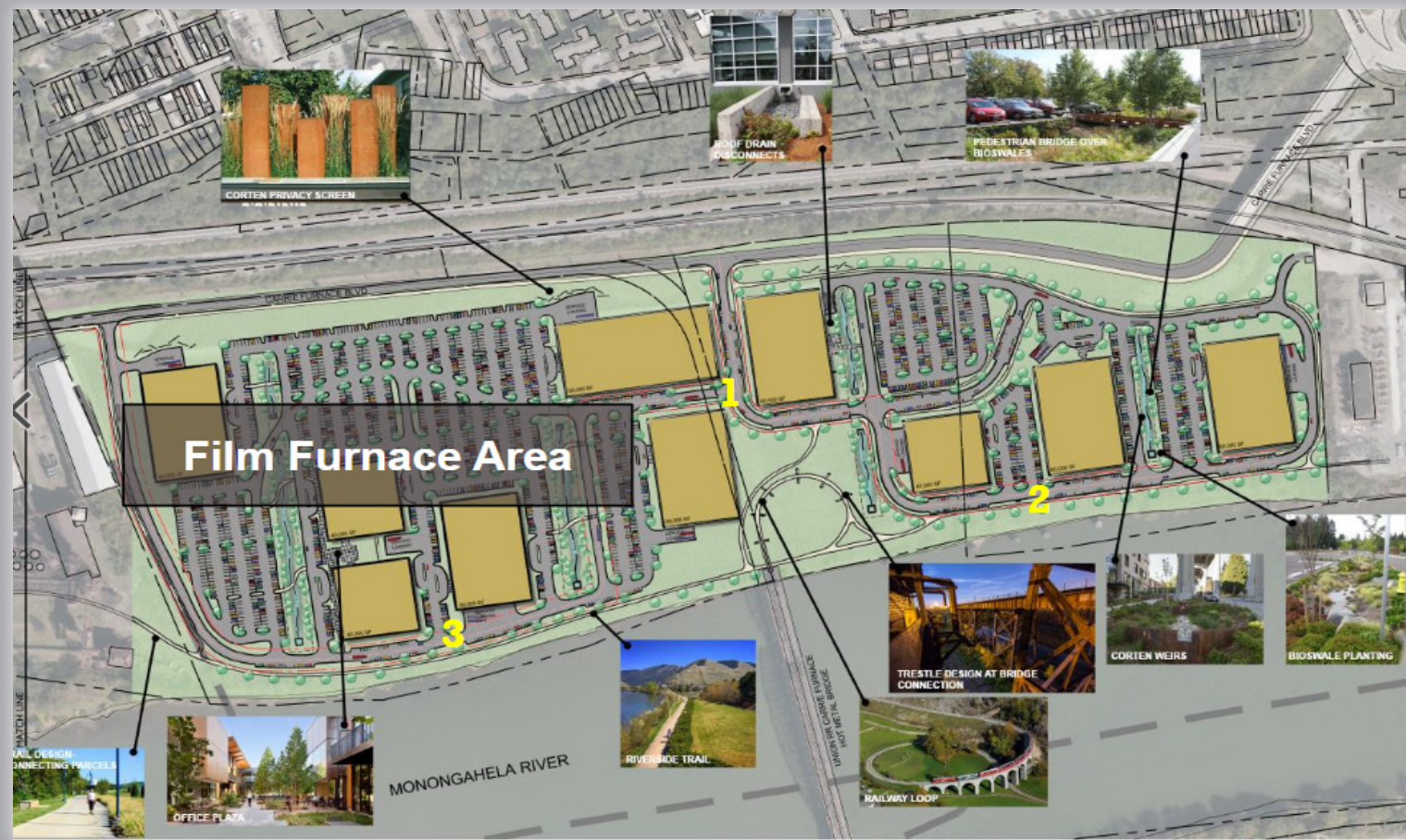
FUTURE PLANS:

- FALL 2021 - INFRASTRUCTURE & ROADWAY DESIGN
- 2022/2023 - CONSTRUCTION OF TECH FLEX BUILDING
- PROSPECTIVE USES - TECH AND LIGHT INDUSTRIAL
- RIDC IS WORKING WITH THE PITTSBURGH FILM OFFICE TO BUILD A PITTSBURGH FILM AND ENTERTAINMENT INDUSTRY HUB
- PARK WILL SUPPORT MORE THAN 500K SQUARE FEET UPON FULL BUILD OUT

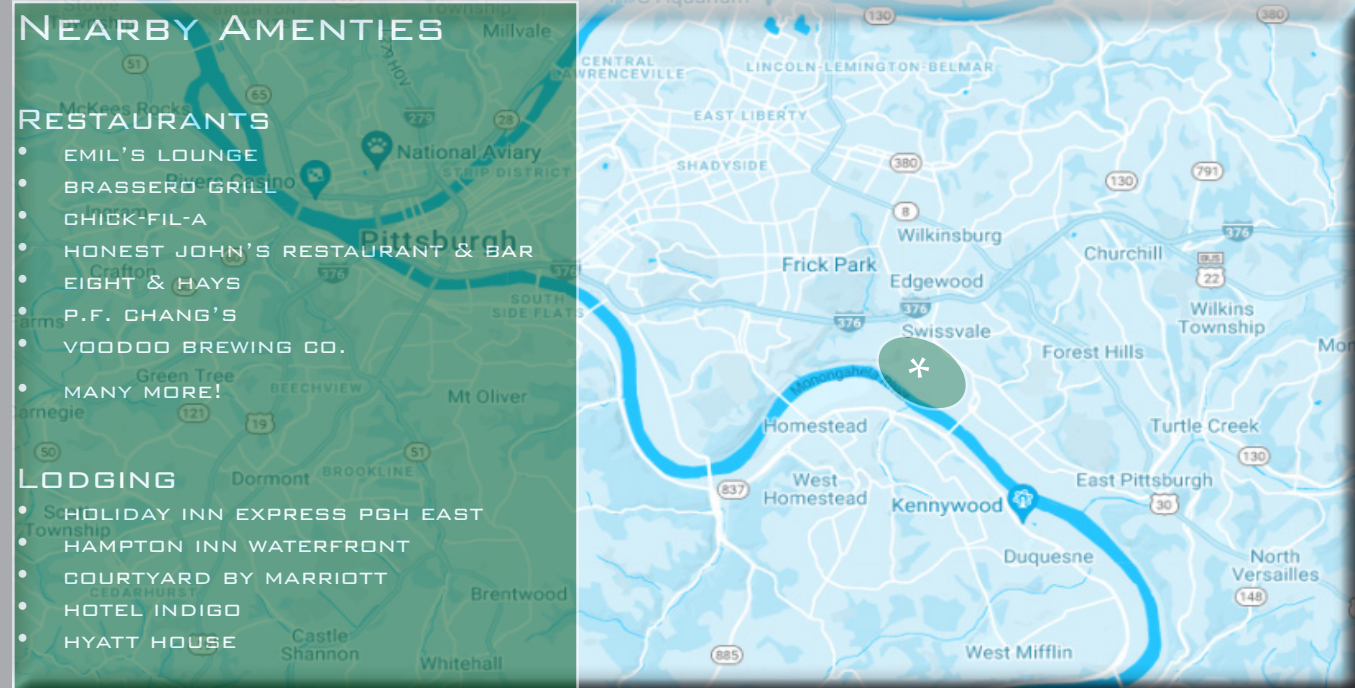
RIDC'S MISSION

RIDC IS A PRIVATE NON-PROFIT THAT CATALYZES ECONOMIC GROWTH THROUGH HIGH QUALITY JOB CREATION, REAL ESTATE DEVELOPMENT, AND THE FINANCING OF PROJECTS THAT ADVANCE THE PUBLIC INTEREST.

SITE PLAN

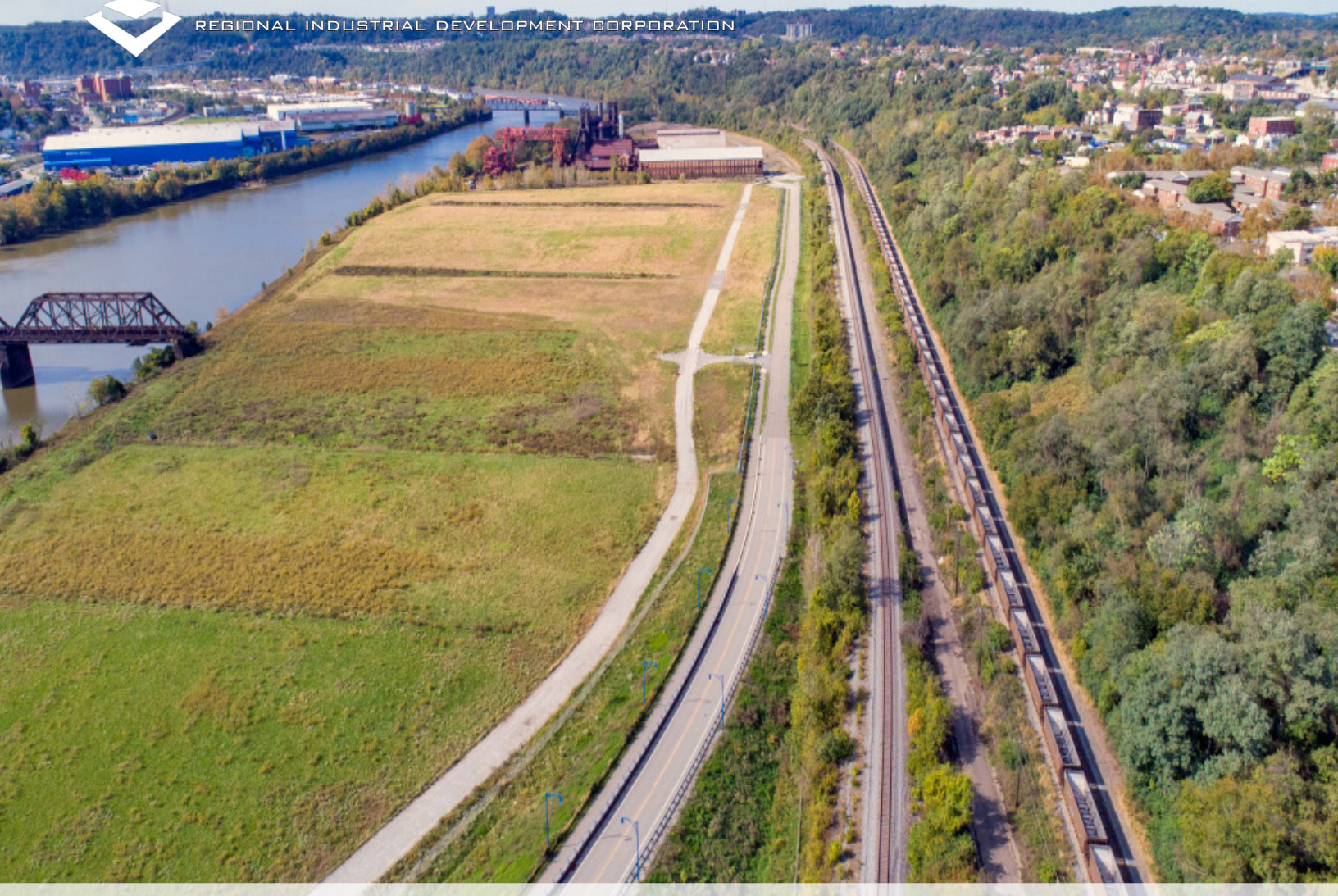


THE LOCATION





REGIONAL INDUSTRIAL DEVELOPMENT CORPORATION



CARRIE FURNACE

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