



KILGORE

★ T E X A S ★

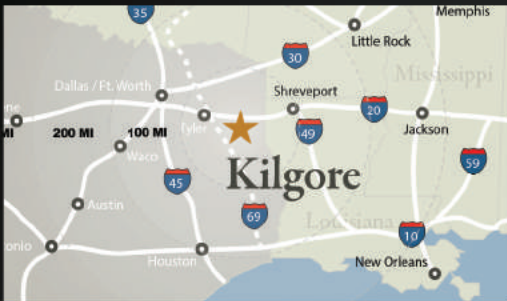
ECONOMIC DEVELOPMENT CORPORATION



PRECISION WORKFORCE

A Skillful Team.

More than 20% of the workforce is employed in the goods producing sector and concentrated in machinery, chemicals, fabricated metal products and primary metals. Occupational strengths include those in production, transportation and material moving.



PERFECTLY POSITIONED

Market Access.

Interstate 20 is a major east/west highway in the Southeastern United States and U.S. Highway 59/Interstate 69 is a north/south highway that is a Canada to Mexico route. The population growth rate within 250 miles is expected to be almost twice the national rate.



PROFITABLE BUSINESS CLIMATE

Higher Profits. Lower Costs.

A university study calculated the average ROI of Kilgore primary employers to be 21%. The average ROI of national competitors was calculated to be 15%.



REGULATED ELECTRIC RATES

Reduced Electric Bills.

With an average industrial electric rate of 6.5¢/kWh, AEP/SWEPCO's regulated rates are about 15% less expensive than the Texas average and 40% less expensive than the national average.

Visit us online at kilgore-edc.com



SYNERGY PARK

672 Acre Class A Industrial Park For Sale

- Interstate Location
- Sites from 4 to 140 Acres
- Class A, Campus Style Park with Security
- Walking Trails
- 10-Acre Lake



VIRTUAL BUILDING

105,000 SF Build to Suit for Sale or Lease

- Interstate Location
- 45 Acres
- Pre-Designed for Faster Completion
- Finish to Suit Specifications
- Direct Incentives Available



SYNERGY BUSINESS CENTER

Up to 35,000 SF Available For Lease

- Interstate Location
- Warehouse and Manufacturing Space
- 30 ft. Ceiling Height
- 175 Parking Spaces
- 3 Loading Docks

INCENTIVES

Kilgore Economic Development values primary employers as important business partners by offering a flexible portfolio of local Incentives. Those incentives are based on impact, and the amount averages 5% of investment most years. KEDC also offers access to State of Texas incentives.

- Access to Foreign-Trade Zone
- Tax Abatements
- Tax Exemptions
- Tax Refunds
- Triple Freeport Property Tax Exemption
- Customized Training
- Grants
- Low/No Interest Loans



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