

THE FOURIDOR

RIVER + RAIL + RUNWAY + ROADS
SOUTH CENTRAL INDIANA

A BUSINESS CORRIDOR ON THE MOVE.

The Fouridor, located in South Central Indiana is the perfect place for manufacturing. Not only is it centrally located within a day's drive to 75% of the country's markets, it's in a business-friendly state and in an area where the quality of life is unsurpassed. Take a look at all we have to offer.

The 4 Rs

The 4 Rs refer to the river, roads, runways, and rail. Everything you need to move people, supplies, and product fast.

RAIL

- 3 Rail operators
- 1 of 4 regional hubs
- Direct Rail Service to all Markets east of the Mississippi
- Connecting service to the West Coast

RUNWAY

Home to Worldport, UPS's overnight sorting hub and largest automated package handling facility in the world.

- 3RD in North America for total cargo moved
- 24/7 Non-stop service to 31 destinations

ROADS

- 3 major highways: I-64, I-65, I-71

RIVER

- #1 fastest growing port
- 2 million tons of cargo moved annually
- 30 manufacturers attracted so far

Quality of Life

This is where small-town living meets an urban lifestyle. It's where your dollar can stretch a country mile and where folks are friendly and fun. Located on the Ohio River's North Shore, we represent 20% of the region's population, but 80% of its opportunity.

URBAN ACCESS

- 5-minute drive to downtown Louisville

AFFORDABILITY

- 3RD most affordable place to live to live in the US

ENTERTAINMENT

- Night life • Fine arts • Dining • Sports

OUTDOORS

- 123 parks • 48.5 miles of bike trails

Business Friendliness

Indiana is all about being business friendly. With low tax rates, a variety of incentives, and low property rates, the cost of doing business in Indiana is low and getting lower.

COST OF DOING BUSINESS

- 5TH lowest in the nation

INCENTIVES

Our team can get very creative with incentives. We leverage local incentives to make state incentives more effective and we work with utility partners, local municipalities, local economic development professionals, and state economic development officials to put together attractive incentive packages.

STATE INFRASTRUCTURE

- 2ND in the nation

TAX CLIMATE

- 10TH best tax climate index

Site Availability

EXISTING BUILDINGS

- A large inventory ranging from new state-of-the-art buildings to previously utilized buildings.

LAND

- Thousands of acres ready for development.

MEGASITE

- It's certified.

POWER

South Central Indiana's power needs are well-served by Duke Energy, one of the largest electric holding companies in the U.S.

SCHEDULE A TOUR TODAY.

Our quick response team is ready to help you relocate to The Fouridor, starting with a tour of available properties that will match your needs. Call us today at **(812) 206-9040** and let's get to know one another.