

RESIDENTIAL OPPORTUNITY

55.6 Acres

SHOCKEY
THE PARTNER OF CHOICE®



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HICKORY RIDGE

ARDEN DISTRICT, BERKELEY COUNTY, WV

2
2



Location

- Close to Route 9 in Berkeley County, WV
- Easy access to I-81 and I-70
- Walking/Bike Path Nearby
- Minutes from Hollywood Casino

Facility

- Approved preliminary plan for 148 townhouse lots and 130 villa lots
- 55.6 Acres

Berkeley County

- Tax incentives
- Two major rail lines
- Within 500 miles of 50% of the US population and two thirds of all industrial activity

BUILD TO SUIT OPPORTUNITY

71 acres



Martinsburg, West Virginia



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