



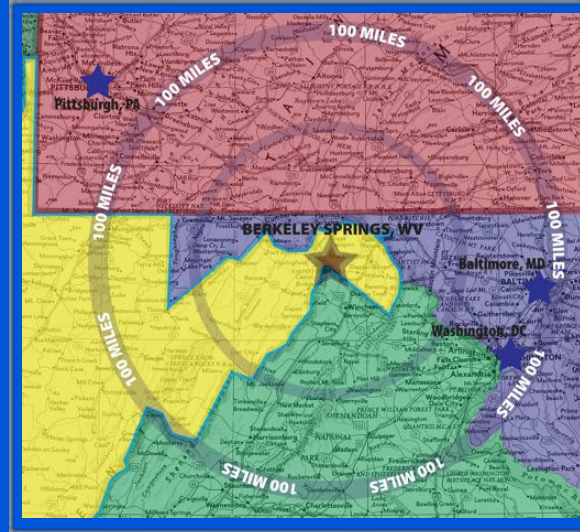
MORGAN COUNTY, WV

Just a 90-minute drive from Washington, D.C., and Baltimore, Morgan County is nestled between Interstate Highways 70, 81 and 68. Two thirds of America's retail customers and industrial suppliers are located within 500 miles.

Morgan County offers far more than a superb location. A skilled, low-cost work force is eager to serve your needs. We have a site waiting for you, complete with water, sewer and streets. And West Virginia provides a superior package of financial incentives and worker training programs. As an added bonus, you'll find that Morgan County combines small town sensibilities with big city opportunities. Washington, with its Smithsonian, Kennedy Center and vast art museums; Baltimore, with its Johns Hopkins Medical Center, the Orioles and Ravens -- all are just an easy drive away. And we're proud to reflect West Virginia's tradition of having the nation's lowest rate of crime. Morgan County has long been overlooked. Now is the time to look us over. You'll see a picture that combines profits and comfortable living.

War Memorial Hospital is located in Berkeley Springs. The property is perfect for a satellite college facility, nursing or medical school, or large corporate office.

Available for immediate sale, this property could be the ideal location for your business.



For more information about this and other available properties contact:

Bill Clark
Morgan County
Economic Development Authority
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Berkeley Springs, WV 25411

Phone: 304-258-8546

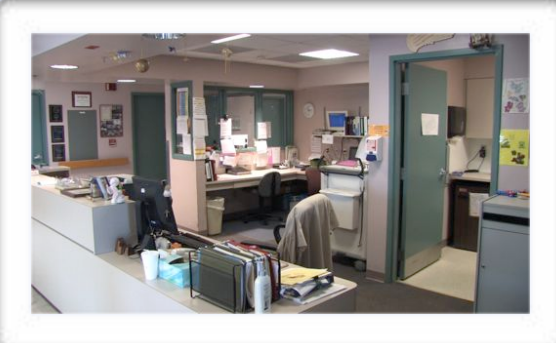
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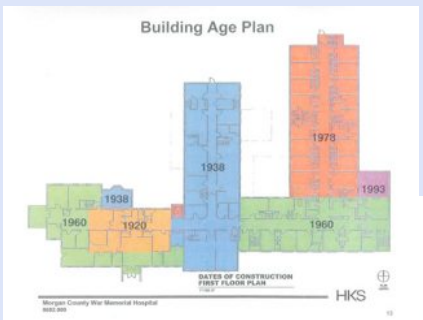


WAR MEMORIAL HOSPITAL





A



(Basement Floor Plan)



(First Floor Plan)

