

CERTIFIED

SITE  
READY

# WABASH BUSINESS PARK

242 ACRE GREENFIELD

## SITE INFORMATION

LOCATED IN STATE CERTIFIED SHOVEL READY INDUSTRIAL PARK

ACREAGE	242 - divisible
CONTIGUOUS ACREAGE	242
ZONING	L1- Light Industry / G-General Business
SALE PRICE	\$20,000/acre

## LOGISTICS

LOCATED AT US 24 & SR 13/WABASH, INDIANA

IN-LAND PORT	Port of Indiana - Burns Harbor - 109 miles
FOREIGN TRADE ZONE	YES
COMMERCIAL AIRPORT	Fort Wayne - 40 miles
RAIL LINE	N/A
INTERSTATE	US 24 is a four lane federal Hwy, 36 miles east to I-69/12 miles west to US 31, four lane federal Hwy
INTERCHANGE	US 24 and Indiana 13

## UTILITIES

WATER	Indiana American Water	12" main on-site, 1250 GPM at 64 PSI, 2.1 million gallons storage
SEWER	City of Wabash	10" main on-site
ELECTRIC	Duke Energy	12,470 V service on-site
GAS	NIPSCO	6" high pressure, 2" medium pressure, 6" medium pressure on-site
COMMUNICATIONS	Cinergy Metronet	100 Mbps, 1 Gbps, 10 Gbps and higher available/fiber optics on-site

## SITE DESCRIPTION

242+ acres located at the north west intersection of US 24, a four-lane highway, and Indiana State Route 13 in Wabash, Indiana. The site is owned by the City of Wabash, the developer is Economic Development Group of Wabash County, Inc. (EDG) which is the sole marketing entity under contract to the City of Wabash. The property is served by all utilities, including fiber optic services to the premises. The site was certified Shovel Ready by the State of Indiana in 2010.

## CONTACT INFORMATION

<b>DALE BUUCK</b>	<b>Vice President, Business Development</b>
260-469-3475	NORTHEAST INDIANA REGIONAL PARTNERSHIP
dale@NEIndiana.com	
<b>BILL KONYHA</b>	<b>PRESIDENT &amp; CEO</b>
260-563-5258	ECONOMIC DEVELOPMENT GROUP OF WABASH COUNTY
wkonyha@edgwc.com	

**NORTHEAST INDIANA**  
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