

CERTIFIED

SITE
READY

RAIL CONNECT BUSINESS PARK

118.442 ACRE GREENFIELD DEVELOPMENT

SITE INFORMATION

LOCATED WITHIN AN INDUSTRIAL PARK

ACREAGE 110.06 acres - divisible

CONTIGUOUS ACREAGE 70.97

ZONING Industrial Park Manufacturing

SALE PRICE \$30,000/acre

LOGISTICS

LOCATED AT US HIGHWAY 30 & COUNTY ROAD 600 EAST

IN-LAND PORT Port of Indiana - Burns Harbor - 112 miles

FOREIGN TRADE ZONE Fort Wayne International Airport - 24 miles (note: pending application for Alternative Site Framework)

COMMERCIAL AIRPORT Fort Wayne International Airport - 24 miles

RAIL LINE RailAmerica - adjacent

INTERSTATE I-69 - 11 miles

INTERCHANGE I-69 - 11 miles

UTILITIES

WATER Columbia City Utilities 12" line .25 miles from site w/ extension to site by Spring 2011

SEWER Columbia City Utilities 12" line .25 miles from site w/ extension to site by Spring 2011

ELECTRIC Northeastern REMC 12.5 kV adjacent

GAS NIPSCO 6" main, 150 PSI adjacent

COMMUNICATIONS CenturyLink fiber optic, adjacent

SITE DESCRIPTION

Publicly-owned Rail Connect Business Park is a 110.06 acres site conveniently located 10 miles from I-69 just outside of Fort Wayne, Indiana. This rail served industrial park is "Certified Site Ready" with stoplight access to US Highway 30. Space is divisible. All utilities are adjacent, including fiber optic.

CONTACT INFORMATION

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