



Dual Rail Industrial Park
Kellogg Parkway & W. Fairground Street
Marion, OH 43302

Green Site Information	
Site Name	Dual Rail Industrial Property
Site Address	NE Corner of Kellogg Parkway and Fairground St
Zoning	I-2
Industrial Park	Yes
In City Limits	Yes
Total Acreage	17
Divisible - Minimum	Yes – 10 Acres
For Sale? (Y/N)	Yes
Sale Price	\$25,000 per Acre Negotiable
Possible Incentives, Please Describe	State Job Creation Tax Credit – Columbus 2020 Workforce Training Grant – Ohio Means Jobs Marion County
Property Description	30 acres in the Dual Rail Industrial Park. Located within the City of Marion. Land is sub-dividable into 10 acre plats. Industrial Park companies: Sakamura, U.S. Yachiyo, Marion Industries & ArcelorMittal. Norfolk Southern rail spur on site.
Utility Information	
Electric Provider	Ohio Edison/FirstEnergy
Electric Details (redundancy, distance to substation)	4.16 kV, 34.5 kV on site fed by 138 kV transmission line
Natural Gas Provider	Columbia Gas of Ohio
Natural Gas Details (size of line, static pressure)	8" @ 55 psig at site boundary.
Water Provider	Aqua Ohio
Water Details (main size, pressure)	16" line at site boundary.
Sanitary Sewer Provider	City of Marion
Sanitary Sewer Details (main size, capacity)	8" at site boundary.
Telecom Provider	Time Warner or Frontier
Telecom Details (Fiber Optics, etc.)	Fiber at site boundary.
Geographic & Transportation Information	
Topography	Flat
Soil	Milford Silty Clay c Milford Silty Clay p Milton Silt Loam 1-p Pits Quarry w
Wetlands	No
Flood Plain	No
Airport (Name and distance)	Marion Municipal Airport – 4.6 mi Port Columbus International – 54 mi
Interstate (Name and distance)	I – 71, 27 mi via SR 95
Highway (Name and distance)	Four Lane US 23 –6 mi
Rail (Yes/No) (Provider Name & Distance, if yes)	Norfolk Southern spur on site. May not be usable.

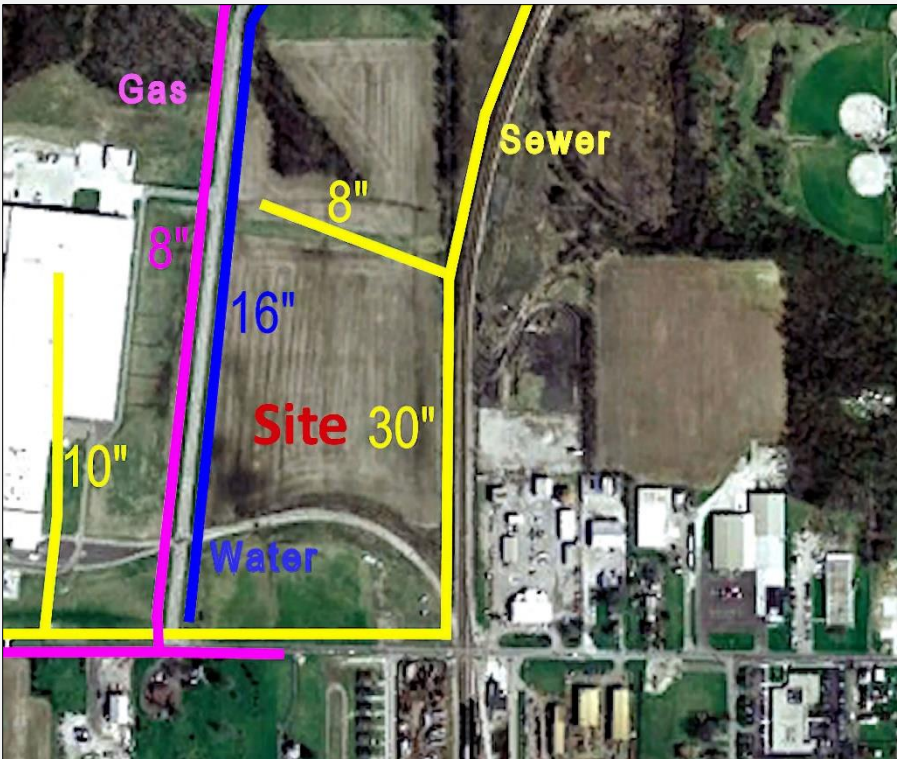


Dual Rail Industrial Park

Kellogg Parkway & W. Fairground Street
Marion, OH 43302

Additional Information / Attachments

Images





Dual Rail Industrial Park
Kellogg Parkway & W. Fairground Street
Marion, OH 43302

Contact Information

Gus Comstock, Director
Marion CAN DO!
222 W Center St, Marion, OH 43302
Ph: 740.387.2267 Email: gusc@marioncando.com
Website: marioncando.com

Denny Ferguson, Executive Assistant
Marion CAN DO!
222 West Center St, Marion, OH 43302
Ph: 740.387.2267 Email: denny222@marioncando.com
Website: marioncando.com