

Available Site 127 Acres

# Zahns Corner Industrial Park

450 Industrial Park Drive, Waverly, Ohio

### **Site Features**

Maximum Available: 127.9 Acres Asking Price: \$25,000 / Negotiable

Minimum Available: 10 Acres Zoning: Park covenants to be drafted

Location: Seal Township, Pike County The industrial park is located within 4.5 miles of two four-lane

highways; US 23 and SR 32.

## **Utilities**

Electric Supplier: AEP Distance (mi.) At site

**Primary Voltage**: 138 KV

Gas Supplier: Pike Natural Gas Distance (mi.): At site

Main Size (in.): 6"

**Pressure (psi)**: 275 psi

Water: Pike Water Distance (mi.): At site

Main Size (in.): 8"

Sewer: Pike Sewer District Distance (mi.): At site

Main Size (in.): 8"

#### **Transportation**

**Interstate**: I-71 **Distance (mi.)**: 63 Miles

Highway: OH 32 Distance (mi.): 1 Miles

Rail: CSX Siding: No

Commercial Airport:Columbus John GlennDistance (mi.):72 MilesLocal Airport:Pike County AirportDistance (mi.):6 Miles

Water Port: Conley River Terminal Distance (mi.): 28 Miles

#### **Local Property Taxes**

Real (mills):51.7/\$1000 @ 35%Personal (mills):N/ATax:Seal Twp, Pike CountyIncentive Possible:YES

#### **Comments**

This site has completed McCallum Sweeney Site Certification.