

Midland Site A for Sale or Lease

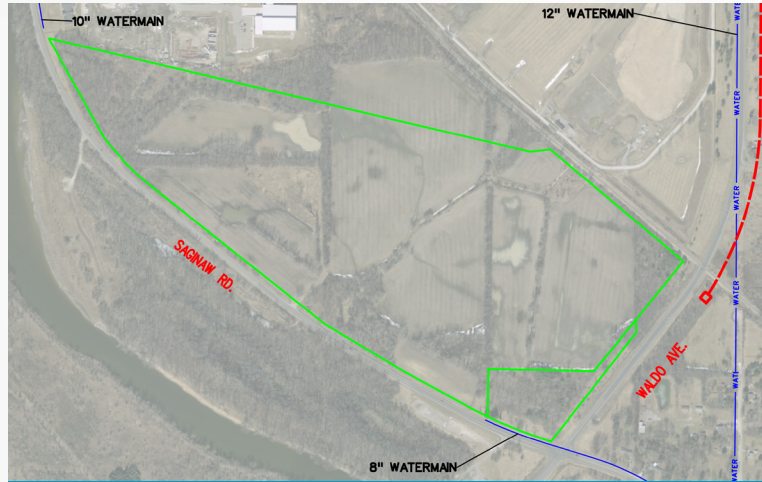
120-Acre Industrial Site

With approximately 120 acres of heavy industrial zoned land, Site A is perfect for your business success. This agricultural land is relatively flat, with variation of less than 10 feet over the parcel.

The property is adjacent to rail and conveniently located near the industrial complexes of The Dow Chemical Company. Air, water, rail and ground transportation routes are all within 25 miles or less.

Utility options include potential access to Midland Cogeneration Venture (MCV) electrical and/or steam power; and/or Consumers Energy for electricity and natural gas. Wastewater capacity is 18 million gallons per day with excess capacity of 2,500,000 gallons.

The site is available immediately. To schedule a tour, call Midland Tomorrow at (989) 839-0340.



4249 S. Saginaw Road Midland, MI (Corner of Waldo/S. Saginaw)

Details

Property Subtypes:	Industrial, manufacturing
Gross Land Area:	Approx. 120 acres
Zoning:	Heavy industrial
Water:	8" watermain 10" watermain 12" watermain Potable and industrial available
Sewer:	City of Midland sanitary sewer
Natural Gas:	Consumers Energy 2" medium capacity & 10" high capacity adjacent to site
Electricity:	Consumers Energy and/or Midland Cogeneration Venture (electrical and steam) Existing 138 kV line running through site
County:	Midland
Road Type:	Suitable for industrial
Incentives:	Local government aggressively pursues all available local- and state-level incentives to lower barriers to enterprise.

Location Data

Transportation:	Directly adjacent to rail and two major surface roads. 2.5 miles to M-47, 3 miles to US-10, 13 miles to I-75. 25 miles to Saginaw River port facilities with access to Great Lakes/St. Lawrence Seaway. 12 miles to MBS International Airport.
Nearby Business:	The Dow Chemical Company Eco Bio Plastics Midland Gerace Construction Co. Midland Cogeneration Venture Caldwell Boat Launch Residential 0.8 miles southeast
Nearby Quality Suppliers/Contractors:	Steel and machinery fabricators General and electrical contractors Construction and project management contractors Industrial, chemical and mechanical engineering contractors

Call **(989) 839-0340** or visit midlandtomorrow.org.

*Let's work
together to help
your business grow.*