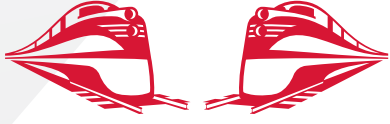


# Rj Corman Railroad Company



## GROWING ACRES AGRACEL SPEC BUILDING CELINA, OH

### OVERVIEW

**TYPE:** BUILDING

**ACRES:** 10

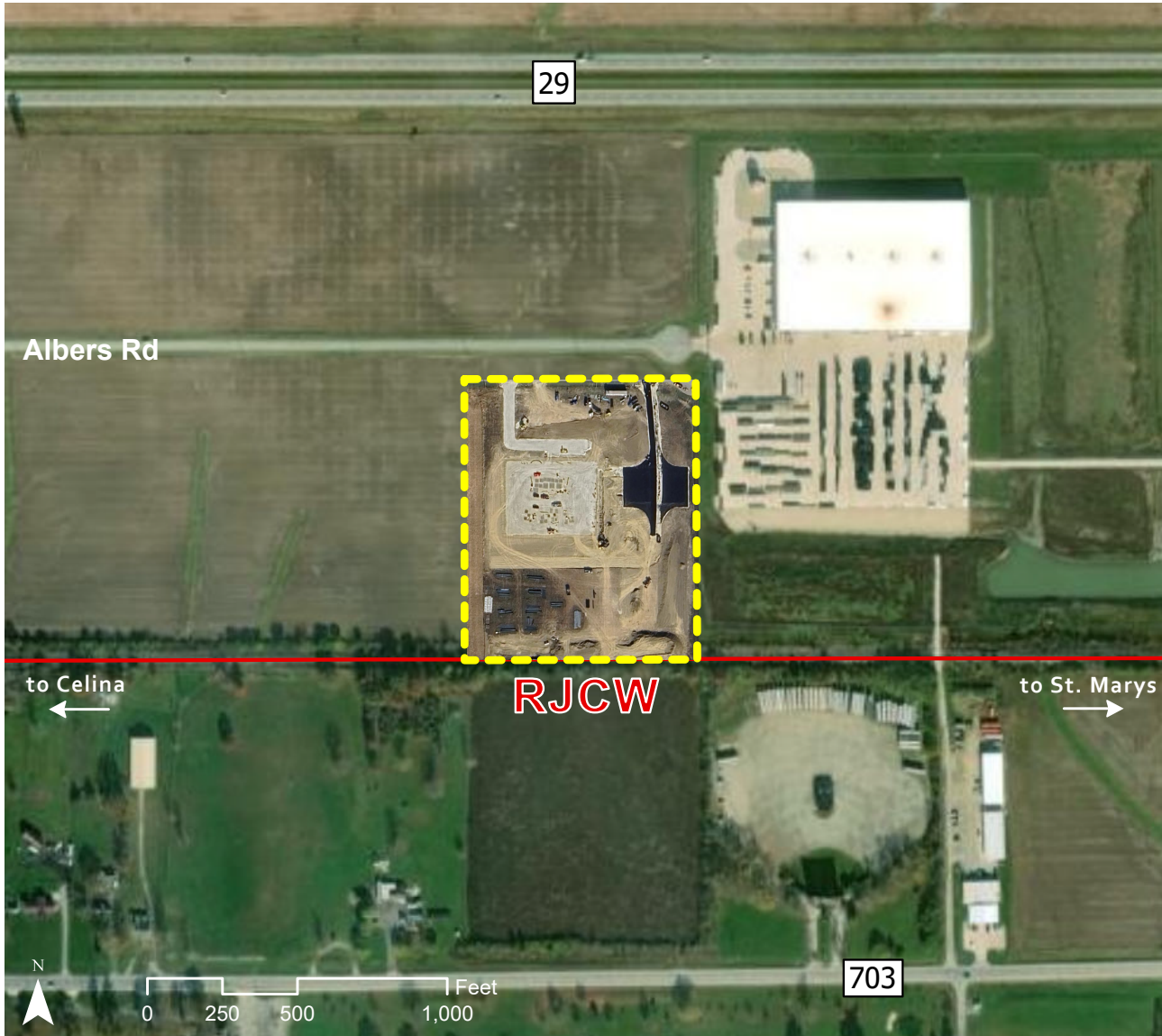
**DIVISIBLE:** YES

**ZONING:** INDUSTRIAL

**OWNERSHIP:** PRIVATE;  
AGRACEL, INC.

**FOR SALE/ LEASE:**  
SALE OR LEASE

**PRICE PER ACRE:**  
\$7.5/S.F. OR 6.4MM



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INDUSTRIAL DEVELOPMENT SITE

# GROWING ACRES AGRACEL SPEC BUILDING

CELINA, OH

## LOCATION

**Latitude, Longitude:** 40.5539, -84.4819

**County:** Mercer

## UTILITY

**Electric Provider / Details:** Midwest Electric / On site : 3 phase; 480 V

**Water Provider / Details:** Celina Municipal Utilities / 12" line on site

**Sewer Provider / Details:** City of Celina / 8" line on site

**Gas Provider / Details:** Dominion East Ohio Gas Company / 4" line on site

**Telecom Provider / Details:** NK Telco / Fiber on site

## TRANSPORTATION

**Nearest Highway / Distance:** SR 29 / adjacent

**Nearest Interstate / Distance:** I-75 / 13 miles

**Nearest Airport / Distance:** Lakefield- Montezuma / 8 miles

**Nearest Port / Distance:** Toledo Port Authority / 100 miles

## PROPERTY DETAILS

**Square Footage:** 300,000 expandable to 300k SF

**Under Roof:** 50,000 sq. ft.

**Concrete Pad:** 6" Slab

**Inside Rail:** No

**Due Diligence Conducted:** Environmental, Geotechnical, Wetlands, Archeological, Endangered Species

## RAIL

**Closest Distribution Center:** Celina

**Closest Transloading Facility:** Celina

**Class I Interchange Partner(s):** CSX & Norfolk Southern

**Interchange Point(s):** Lima (CSX and NS)

**Served by:** RJCW



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