

# STE. GENEVIEVE BUSINESS PARK

<b>AVAILABLE ACREAGE:</b>	1.8-13.5 acre lots, 94 acres total
<b>LOCATION:</b>	Located on south side of City of Ste. Genevieve, adjacent to State Highway 32.
<b>SITE TOPOGRAPHY:</b>	Rolling
<b>CURRENT USE:</b>	Agricultural
<b>ZONING:</b>	I-1, Light Industrial and C-1, General Commercial
<b>ENTERPRISE ZONE:</b>	No
<b>TIF DISTRICT:</b>	Yes
<b>HIGHWAY ACCESS:</b>	Adjacent to State Highway 32, Interstate 55 is approximately 3 miles from site.
<b>RAIL ACCESS:</b>	Burlington Northern-Santa Fe Railroad, approximately 2 miles from site. Nearest containerized rail transfer facility and nearest piggyback service is in St. Louis.
<b>RIVERPORT ACCESS:</b>	Southeast Missouri Regional Port, approximately 60 miles from site. New Bourbon Port (to be constructed), approximately 6 miles from site.
<b>AIRPORT ACCESS:</b>	Perryville Municipal Airport, approximately 12 miles from site, 7,000' lighted concrete runway, fuel and repair service available.
<b>ELECTRICITY:</b>	Citizens Electric Corporation, 12,500 volt, 3-Phase on site, interruptible service not available
<b>NATURAL GAS:</b>	Missouri Natural Gas, 4" line on site, interruptible service available
<b>WATER:</b>	City of Ste. Genevieve, 12" line on site
<b>SEWER:</b>	City of Ste. Genevieve, 10" line on site
<b>PRICE:</b>	Negotiable
<b>OWNER:</b>	City of Ste. Genevieve and Industrial Development Corporation
<b>CONTACT:</b>	Marv Harman, Director Ste. Genevieve County Office of Economic Development 251 Market Street Ste. Genevieve, MO 63670 Phone: 573-883-7020 Fax: 573-883-7092 Email: <a href="mailto:marvecdev@brick.net">marvecdev@brick.net</a>