

HENRY COUNTY
COMMUNITY IMPROVEMENT CORPORATION
 104 E. Washington, Ste. 301, Napoleon, Ohio 43545

Available Site	
Mahnke Site	39 Acres
City of Napoleon Napoleon, Ohio	

Site Features

Maximum Available:	39	Asking Price/acre:	\$10,000
Minimum Available:	As needed	Zoning:	C-4
Industrial Park:	No		
Location:	North of U.S. 24, East of Twp Rd 12 (Enterprise Ave.)		

Utilities

Electric Supplier:	Napoleon Electric	Location:	At Site
		Primary voltage:	As Needed
Gas Supplier:	Ohio Gas	Location:	Across U.S. 24
		Main Size (in.):	
		Pressure (psi):	
Water Supplier:	Napoleon	Location:	On Site
		Main Size (in.):	4 in
		Pressure (psi):	65 psi
Sanitary Sewer:	Napoleon	Location:	Across U.S. 24
		Main Size (in.):	
Storm Sewer:	Natural	Location:	
Telecommunication:	Sprint	Switching:	
		Fiber Optic:	

Transportation

Interstate:	I-75	Distance (mi.):	25 miles
Highway:	U.S. Route 24	Distance (mi.):	Access 1 mile
Rail:	n/a	Siding:	
Commercial Airport:	Toledo Express Airport	Distance (mi.):	20 miles
Local Airport:		Distance (mi.):	
Water Port:	Port of Toledo	Distance (mi.):	35 miles

Local Property Taxes

Real (Land/Building):	63.83	/\$1,000@35%	Personal:	69.00	/\$1,000@25%
District:	Lib Twp./Napoleon Corp/Lib Ctr Sch		Abatement Possible:	Yes	

Comments

24 inch water line is available

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