



**POSEY PROPERTY**  
**Harding Highway East**  
**Caledonia, OH 43314**

**GREEN SITE PROFILE**

**DESCRIPTION:** Ideal site for industrial, warehousing or storage. Minutes from SR 95 and US 23. Near the Marion Municipal Airport. Over 1,100' frontage on SR 309

**ZONING:** Agriculture

**IN CITY LIMITS:** No

**TYPE OF PARK:** N/A

**ENVIRONMENTAL ASSESSMENT:** No

**ACREAGE:** 18.3

**Maximum Acres:** 18.3

**Minimum Acres:** 18.3

**ELECTRIC:** Ohio Edison

**Location:** On site

**Primary Voltage:**

**GAS:** No

**Location:**

**Main Size:**

**WATER:** Ohio American Water

**Location:**

**Main Size:**

**SANITARY SEWER:** No

**Location:**

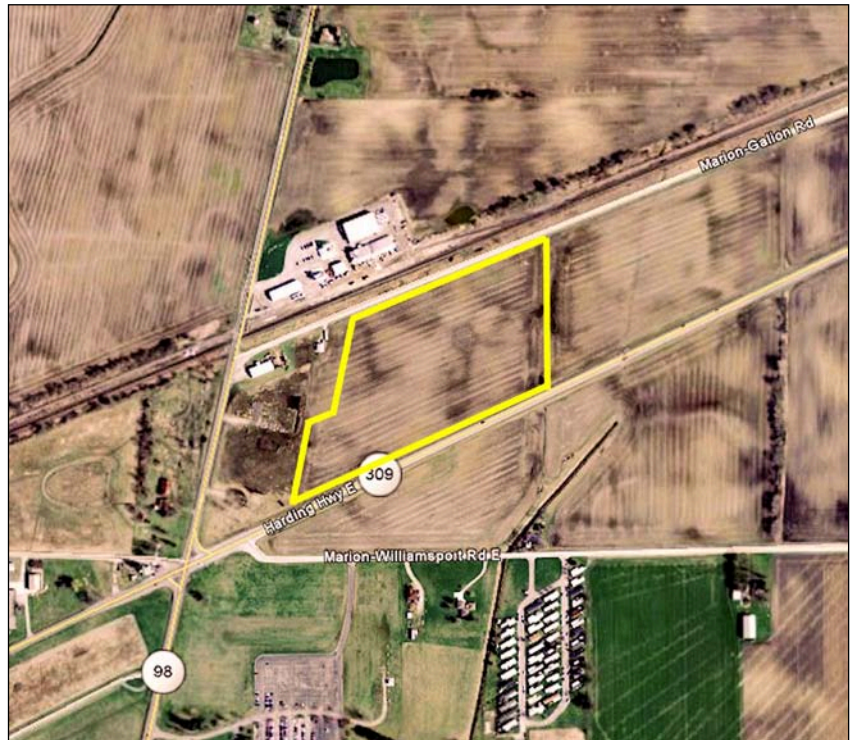
**Main Size:**

**TELECOMMUNICATIONS:**

**Local Carrier:** Frontier

**Switching:** Digital

**Type of Service:** Both



**TRANSPORATION:**

**Highways:** SR 309, SR 98, US 23  
two miles

**Interstates:** I-71, I-75 (30 min)

**Rail:** No - Possible

**Airports:** Marion Municipal  
Airport, Port Columbus  
International Airport – 45 miles

**TAXES: Real (Eff. Rate – 2010):**  
\$45.93/1000@35% Evaluation

**INCENTIVES:** Possible

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