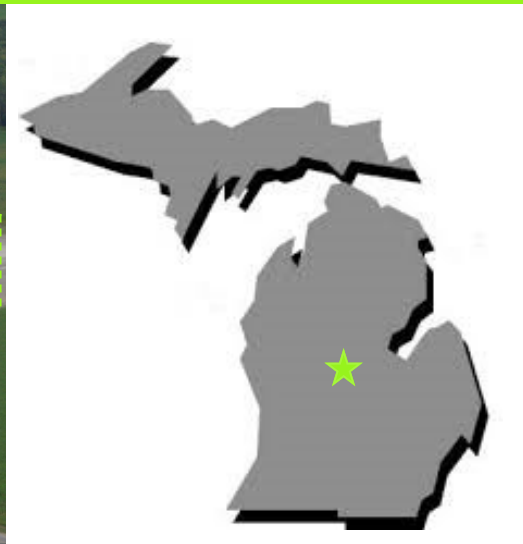


BRECKENRIDGE INDUSTRIAL, TECHNOLOGY, & AGRIBUSINESS PARK



Michigan Highway 46, Breckenridge, Gratiot County, Michigan, USA



Site Information



Infrastructure



Community



Transportation

****SEE MAP ON REVERSE****

- 19% developed
- Price: \$10,000 / acre
- Available properties:
 - Minimum size: 1 acre
 - Maximum size: 100 acres
- *Lot sizes on maps are suggested and can be changed based on project
- Incentives:
 - Industrial Development District (for tax abatement purposes)
 - Foreign Trade Zone #275 Member
- *Other programs may be applicable depending on the project.

- Electric: Consumers Energy
 - 99.8% reliability for 4.8/8.32 kV system
 - Max. demand of 3 MW
 - Distribution system adjacent to site
 - 46kV and 138 kV nearby, connectivity possible
- Gas: Consumers Energy
 - 4" high pressure (M-46)
 - 4" medium pressure (Park)
 - Up to 100 psig
- Municipal water: 12" line
- Municipal sewer, 16" line
- Telecommunications:
 - Digital switching available
 - High-speed internet access
- Underground infrastructure
- Gratiot County (2020):
 - Population: 40,916
 - Labor force: 17,927
 - Unemployment rate: 8.0%
 - Commuter labor force:
 - 30-miles: 125,221
 - 60-miles: 1,205,375
- Park is located on the east side of Breckenridge, which offers housing, education, recreation, and everyday services/needs.
 - Hospital: 20 minutes
 - Alma College: 12 miles
 - Merrill Institute of Welding: 10 mi.
- 4 community colleges within 50 miles
- 5 universities within 50 miles

- Located on Michigan Highway 46
- U.S. Highway 127: 12 miles
- Interstate 75: 30 miles
- Class A roads
- Mid-Michigan Railroad service adjacent to site
- Gratiot Community Airport: 16 miles
- MBS International Airport: 25 mi.
- Chicago: 275 mi / 4.5 hours
- Cleveland: 286 mi / 4.5 hrs.
- Detroit: 129 mi / 2.5 hours
- Indianapolis: 307 mi / 5 hours
- Lansing: 59 mi / 1 hour
- Saginaw: 27 mi / 30 min.
- Toronto: 312 mi / 5 hrs.

For more information, please contact:

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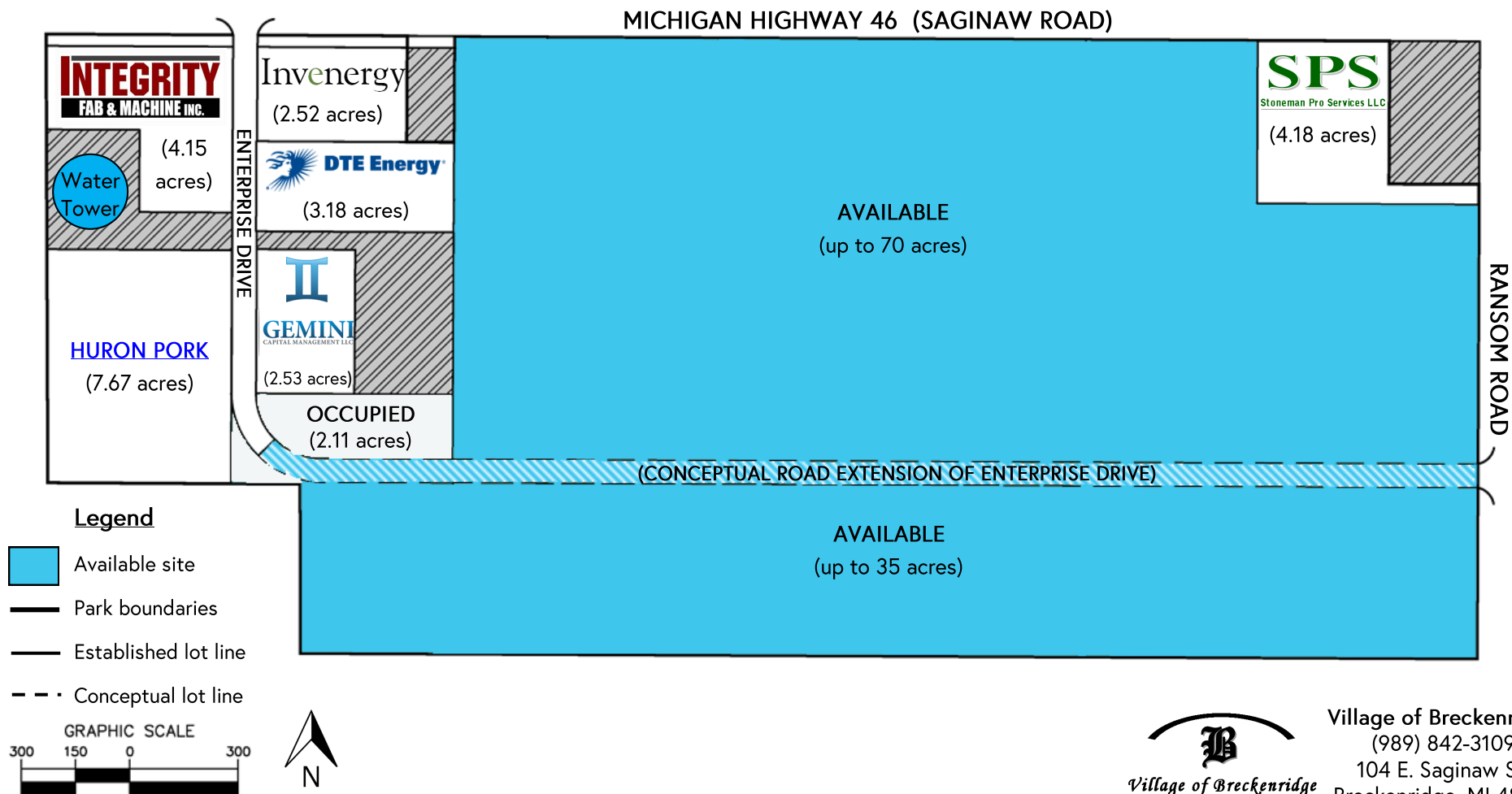
Vers. 4/2021

BRECKENRIDGE INDUSTRIAL, TECHNOLOGY, AND AGRIBUSINESS PARK



Michigan Highway 46, Breckenridge, Gratiot County, Michigan, USA

*For more information on available properties or current companies, click on the available parcel or company logo.



This drawing is not to be used for design or construction purposes, or to establish permanent property boundaries. Proposed divisions are shown for marketing purposes only. The availability of parcel divisions is neither guaranteed or implied.
By: Wolverine Engineers & Surveyors, Inc.



For more information on Gratiot County's available sites, visit ggdi.gratiot.org or scan this Smartphone QR Code.



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