

Melrose Business Park Walla Walla, Washington

The Melrose Business Park is 33 acres of industrial zoned property owned by the Port of Walla Walla. The Park is adjacent to U.S. Highway 12, Walla Walla Regional Airport, and the Burlington Northern Santa Fe (BNSF) Railroad Line. The Park has excellent truck and rail access and is ideal for light manufacturing or warehouse distribution. The Park has an on-site dedicated rail spur that is approximately 1,500 feet in length and runs parallel to BNSF rail line. The Park is site ready, zoned correctly for industrial development and/or warehouse distribution, and the Port has completed Phase 1 & 2 environmental mitigation on the site.



<u>Acreeage:</u>	± 33 Acres	
<u>Zoning:</u>	Industrial	
<u>Utilities:</u>	Electrical:	Pacific Power or Columbia REA – On-site
	Water:	City of Walla Walla – (2) 24" waterlines on Melrose
	Sewer:	City of Walla Walla – 8" sewer line – 800" west
	Gas:	Cascade Natural Gas – 6" service
	Communications:	Century Link Communications – On-site
<u>Transportation:</u>	Highway:	U.S. Highway 12 - Borders Property
	Rail:	BNSF Railroad – Rail Spur - On site
	Airport:	Walla Walla Regional Airport – 1/8 mile

Maps

<https://mapsengine.google.com/map/u/0/edit?mid=z2DUcIARp77M.k5dJDMYV2M8A>

For more information contact Jim Kuntz or Paul Gerola at the Port of Walla Walla at 509-525-3100 or by email at jk@portwallawalla.com or pg@portwallawalla.com.