



Melrose Business Park

Walla Walla, Washington

The Melrose Business Park is 30 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. The Park has excellent truck and rail access and is ideal for light manufacturing or warehouse distribution. 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>Acreage:</u>	± 30 Acres	
<u>Zoning:</u>	Light 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

Google Maps: <https://mapsengine.google.com/map/u/0/edit?mid=z2DUclARp77M.k5dJDMYV2M8A>

For more information, contact Pat Reay or Paul Gerola at the Port of Walla Walla at 509-525-3100 or by email at pr@portwallawalla.com or pg@portwallawalla.com.