



**Hannibal Industrial Park**  
 42722 State Route 7  
 Hannibal, OH 43931



1.25 Million SF building located on 122 acre site. The site features active rail and barge services. Within the Marcellus and Utica Shale Formations, the site is located on the Ohio River in Monroe County, Ohio, less than 3 miles from the New Martinsville Bridge providing convenient access to West Virginia. The location provides access to major North American markets, East Coast ports, and Port of New Orleans via inland river system. Highway access includes I-70 and I-77.

**Broker Contact**

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Building Information			
Building Types:	Industrial	Drive In Doors:	Yes
Property ID:	32853	Dock:	Yes
Building Size:	1,250,000	Parking Paved:	Yes
Total Available (sq ft):	63,251	Previous Use:	Multi-tenant industrial
Site Size (acres):	122	Updated:	11/19/2014
Multi-tenant Building:	Yes	Divisible (yes/no):	Yes
Zoning:	No zoning (unincorporated area)	Minimum Subdivide:	5,000
Year Built:	1957	Number of Stories:	1
Cranes:	Yes	Number of Truck Docks:	1
Number of Drive In Doors:	2	Parking:	Yes
Ceiling Height:	60-20		

Pricing Terms			
For Sale:	No	For Lease:	Yes
Price Negotiable:	Yes	Lease Type:	Negotiable

Geographic/Transportation Information			
Latitude:	39.7003912	Distance to Interstate:	45
Longitude:	-80.8573349	Interstate Name 2:	70
County:	Monroe	Distance to Interstate 2:	39
Rail Access:	Yes	Interstate Name 3:	470
Topography:	flat	Distance to Interstate 3:	31
Wetlands:	No	Airport Name:	Pittsburgh International Airport
Flood Plain:	No	Distance to Airport:	82
Parcel ID:	15-003004	Airport Name 2:	Monroe County Airport
Enterprise Zone:	Yes	Distance to Airport 2:	26
Phase 1 Environmental Rpt:	Yes	Airport Name 3:	Mid-Ohio Valley Regional Airport (Parkersburg, WV)
Highway Name:	7		

Distance to Highway:	0.1
Interstate Name:	77

Distance to Airport 3:	44
Rail Name:	Carload Express
Distance to Rail:	0

Utility Information	
Service to Property (Distribution):	Yes
Electric Provider:	AEP
Electric Voltage:	13.2 kV
Gas On Site:	Yes
Gas Provider:	Columbia
Gas MainPSI:	125
Fiber Optics:	Yes
Telecom on Site:	Yes
Telecom Provider:	AT&T
Water On Site:	Yes
Water Provider:	Monroe Water
Sewer On Site:	Yes
Sewer Provider:	Ormet Corporation
Septic:	No

