



Site	Owner/Contact Information	Property Information
<p>3001 Highway #3, Tillsonburg, ON</p>	<p>Cephas Panschow Development Commissioner Town of Tillsonburg 200 Broadway, 2<sup>nd</sup> Floor Tillsonburg, ON N4G 5A7</p> <p>Tel: (519) 842-6428 Ext. 3250 Cell: (519) 777-3175 Fax: (519) 842-9431 Email: cpanschow@tillsonburg.ca</p>	<p><b>Address:</b> 3001 Highway #3, Tillsonburg, ON  <b>Location:</b> South side of Highway #3  <b>Legal Description:</b> Part Lot 1&amp; 2, Con 5 NTR Middleton, as in MD341775, described as Parts 1, 4, 8, 9, 11, 12, 13 on Plan 41R-8326  <b>Zoning:</b> EM2 (General Industrial)  <b>Current Use:</b> Agricultural  <b>Acreage:</b> Total of 36.8 Acres but can be subdivided as small as 5 acres  <b>Municipal Services:</b> Water, Sewer, Hydro, Natural Gas with fibre optic service available  <b>Rail Access:</b> No, but in close proximity  <b>Possession:</b> 30 days  <b>Asking Price:</b> \$70,000 per acre depending on location (negotiable)  <b>Comments:</b> High profile site on Hwy 3 directly opposite Siemens' wind blade plant. Draft plan approved.  <b>Subject to the Town's Conditions of Purchase</b></p>