

Hartford Industrial Park

Site Acreage: 500

Highway 111 & Robbins Road, Hartford, Illinois, 62048
(38.820077, -90.068156)



Utilities:



Electric:

Site vetted for 100+ MW with potential redundant service upon development and build-out



Gas:

Site vetted to meet 200 MCFH at 300+ PSIG delivery pressure



Water:

Site vetted to meet water requirement of 1 MGD



Wastewater Infrastructure:

Site vetted to meet wastewater requirement of 500,000 GPD, with minor upgrades required



Broadband Connectivity:

>1 mile from fiber network backbone

Available Reports

Environmental Phase 1

Number of Owners:

Single owner

Target Industries:

Manufacturing, Agricultural Technology, Distribution, Food Technology

[View Site Here](#)

Top Site Advantages

- ✓ Proximity to experienced and available workforce
- ✓ Logistical access to interstate highway, rail, and river
- ✓ Heavy gas and water capabilities
- ✓ Located within enterprise zone, TIF, and underserved area
- ✓ Single owner

Transportation and Logistic Assets

- Proximity to Highways/Interstate:**
< 2 miles to I-255 and less than 5 miles to I-270
- Rail:**
Rail spur option. UP/KCS-CN adjacent to site. Terminal accessibility to all Class I railroads < 20 miles south of site
- Proximity to Airport:**
23 miles from St. Louis Lambert International Airport, 35 miles from Mid America St. Louis Airport

Additional Details

- Workforce:**
Labor Force (Mar 2024) | 1 Hour DT 1,182,671
- Local Incentives Available:**
Enterprise Zone, TIF, Underserved Area

