



COMMUNITY	Wells, Nevada
COORDINATES	41° 06' 30 N 114° 55' 49W
OWNERSHIP	Public
TOTAL PARCEL	158 Acres
AVAIL. ACREAGE	~65 Acres
TOPOGRAPHY	Flat
ZONING	Industrial
RESTRICTIONS	None
ENV. SURVEY	---
THOROUGHFARE	East Industrial Road
CURB	---
GUTTERS	---
SIDEWALKS	---
PAVED STREETS	

LOGISTICS

INTERSTATE	Interstate-80
DISTANCE	1.5 miles
EXIT/DISTANCE	Exit 352
RAIL SERVICE	Track Adjacent
SIDING LENGTH	Dev. Concept Complete
SPURS & DISTANCES	None
PROVIDER	Union Pacific Railroad
HIGHWAY	US-93
DISTANCE	0.5 Miles
EXIT/DISTANCE	Direct Access
AIR SERVICE	Adjacent
CLOSEST AIRPORT	Harriet Field / LWL
COMMERCIAL AIR SERVICES	Elko Regional Airport, 46 Miles

UTILITIES

NATURAL GAS	Pending
MAIN SIZE	---
PRESSURE	---
CAPACITY	---
PROVIDER	---
COST	---
OTHER	---

ELECTRICITY	Onsite
SERVICE	750KVA Transformer 480V 3 Phase
PROVIDER	Wells Rural Electric
COST	---
PHONE/INTERNET	Onsite
SERVICE	30MB/sec to 100MB/sec
PROVIDER	Wells Community Internet Proj.

WATER	Onsite
PROVIDER	Municipal
MAIN SIZE	---
MAX CAPACITY	---
COST	---

FIRE WATER	Onsite
MAIN SIZE	---
PRESSURE	---
MAX CAPACITY	---

WASTE WATER	Onsite
PROVIDER	Municipal
MAIN SIZE	---
MAX CAPACITY	---
RESTRICTIONS	None

OTHER

The Wells Industrial Park is ideally situated at the crossroads of Interstate-80 (Oakland to New Jersey) and US Highway 93 (Mexico to Canada). The Park is fully equipped with over 65 shovel ready acres!



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