

# Abbotsford, WI -- Industrial Park



## TERMS

For each new full-time equivalent job committed by contract with the buyer to be created within the two (2) years following the date of purchase, the base price shall be reduced by 2%. For each full-time equivalent job retained within the community and to be relocated to the city's Industrial Park, the base price shall be reduced by 1%. For each \$50,000 in real estate improvements or personal property committed by contract with the buyer to be installed within two (2) years following the date of purchase, the base price shall be reduced by 10%. The minimum price per acre shall be \$1.00.

## Site Specifications

### SITE INFORMATION

Available Acres      Approx. 18  
Zoning      Commercial/Industrial

### TRANSPORTATION

Nearest major highway      WI State Hwy 13 /  
                                                 WI State Hwy 29  
                                                 (Expressway)  
Distance to nearest highway      Adjacent  
Lanes      2 / 4  
Nearest comm. airport      Mosinee  
Distance to airport      40  
Runways – over 1700'      Within 15 minutes  
Rail provider      Canadian National

### UTILITIES

Electricity supplier      Xcel Energy  
3-phase electric      Yes  
Gas supplier      WE Energies  
Municipal water      Yes  
Municipal sewer      Yes  
Stormwater      Yes

### TELECOMMUNICATIONS

Fiber optics      Yes

### MEDICAL

Medical      Yes  
- Marshfield Satellite Clinic      < 1 mi  
- Memorial Health Center      14 mi  
- Marshfield Medical Center      23 mi  
- National Farm Medicine Center      23 mi  
- Ministry Health Care– Saint Joseph's Hospital      23 mi  
- Marshfield Clinic Research Foundation      23 mi  
- Aspirus Wausau Hospital      37 mi  
- St. Clare's Hospital      37 mi

### INCENTIVES

Multiple Local, State, and Federal funding opportunities  
Regional Business Fund  
WI Financing & Tax  
Credit Programs  
WHEDA/USDA/WBD  
Focus on Energy  
Labor training & others

### CONTACT

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# Abbotsford, a progressive growing community!



**City of Abbotsford**  
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Abbotsford, founded in 1873, was once a division point with over 12 passenger trains a day served by several downtown hotels. The passenger trains are gone, but the city is still served daily by freight rail service. Sitting at the junction of State Highways 13 & 29, ours is a community built on heritage with a progressive outlook.

Home to over 200 businesses and industries, Abbotsford provides a wide

variety of services and employment opportunities. With a new City Hall and Public Library, Elementary School and Public Safety Building, Abbotsford is ready to accommodate future growth. Recreation options abound with a city league baseball team and one of the best baseball fields in the area, softball fields, summer youth sports programs, a golf driving range, indoor swimming pool, bowling alley, and many parks and restaurants.

The annual Christmas Parade, held the first Saturday evening in December, is a must see. Since 1971, we have been committed to a true Christmas parade with no commercial floats. The storybook characters and floats bring spectators by the bus load from all over Wisconsin year after year. Other activities during the year include baseball and softball tournaments and First City Days.

[www.ci.abbotsford.wi.us](http://www.ci.abbotsford.wi.us)

## Travel Time to Abbotsford, WI

To and from Abbotsford	Miles
Eau Claire, WI	66
Wausau, WI	34
Minneapolis/St. Paul, MN	150
Madison, WI	162
Green Bay, WI	128
Milwaukee, WI	219
Chicago, IL	303

