



619 MILL PARK DR Lancaster, OH 43130

For Sale or Lease
 Price or Rates Negotiable
 50,400 sq ft
 Industrial Building on 6.59 Acres
 Expansion Available
 Access to U.S. Rt. 33 - 0.1 miles
 3 Dock Doors
 1 Drive-in Door
 Fully Sprinklered - Wet System

PROPERTY BASICS

Building Address	619 Mill Park Dr Lancaster, OH
Building Owner	Lancaster Port Authority
Building Size	50,400 sq ft
Prior Use	New Building
Year Built	2015
Site Size	6.59 Acres
Zoning	Industrial Heavy
Building Material	Pre Cast Concrete

PROPERTY SPECIFICS

Available Space	50,400 sq ft
Office Size	TBD
Clear Ceiling Height	28 feet
Floors	6" Reinforced Concrete
Electrical Service	3 phase / 1200 amp
Lighting	High Bay Fluorescent Motion Activated

LOADING & PARKING

Dock Doors	3 Expandable to 4 Additional
Drive-in Doors	1 (12'x15') Drive-in Door
Truck Court	Ample Access area for trucks
Automobile Parking	Ample Area
Trailer Parking	7

UTILITIES & TELECOMMUNICATION

Electric	1200 amp Service - South Central Power
Natural Gas	4" Service - Lancaster Municipal Gas
Water	2" Service - City of Lancaster
Sanitary Sewer	6" Service - City of Lancaster
Fiberoptics	AT&T
Telephone	AT&T

TRANSPORTATION

U.S. Rt. 33	.01 Miles
I-270 & I-70E	23 miles / 26 min
I-270 & I-70W	35 miles / 39 min
I-270 & I-71 S	29 miles / 31 min
Port Columbus Airport	30 miles / 35 min



1424 Camp Ground Rd.
 Lancaster, OH 43130
 740-687-6670 ext. 210
www.ci.lancaster.oh.us

An aerial photograph of an industrial park. In the upper left, several large industrial buildings with grey roofs are visible. The rest of the image shows a mix of brown and green agricultural fields, with a road and a highway running through the lower portion. A specific plot of land in the lower right quadrant is highlighted with a blue fill and a yellow border.

**Rock Mill
Industrial Park**
619 Mill Park Dr.

**15 Year / 100% Tax Abated
Fiber Ready**

Redundant
- Water
- Power
- Natural Gas



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