

# Commerce Center of Southeast Iowa

commercecenterseiowa.com



The Commerce Center of Southeast Iowa, located in America's heartland six miles west of Burlington, adjacent to Middletown, offers numerous opportunities for new or relocating businesses.

A highly skilled workforce, reliable and abundant power, attractive ARMS incentive packages and an outstanding business climate make this a prime location for business development and success. From value added agriculture, to manufacturing, warehousing, and distribution, the Commerce Center of Southeast Iowa is the right place at the right time for business.

For more information about this facility, please contact:  
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For information on ARMS:  
**openterprise.com**



## Overview

- Amenities & Infrastructure
  - ▲ Development Sites
  - ▲ Full Time Security and Fire Protection
  - ▲ Engineering Services
  - ▲ Test Facility
  - ▲ Chemistry and Metrology Laboratories
  - ▲ Industrial X-ray
  - ▲ Electricity Supplied by Alliant Energy
  - ▲ Rail Access On Site
- Incentives:
  - ▲ ARMS Incentive Funds - Building Modifications, Equipment Upgrades, Feasibility Studies, etc.
  - ▲ State Incentives and Grants

## Utilities

**Electricity Source**  
Alliant Energy

**Electricity Capacity**  
(2) 69,000 volt circuits at 10,500 KVA

**Natural Gas Source**  
Alliant Energy

**Natural Gas Capacity**  
Capacity available

**Steam Generation Capacity**  
(3) 100,000 lb per hr boilers @ 175 psig

**Compressed Air capacity**  
Available

**Potable Water**  
5 M GPD

**Process Water Capacity**  
N/A

**Raw Water**  
N/A

**Domestic Sewage Treatment Capacity**  
800,000 GPD

**Industrial Waste Treatment Capacity**  
432,000 GPD from (7) IWT plants

**Fiber Optic Available**  
Yes



One of the many secure facilities available is this 23,685 SF manufacturing or distribution building, which offers 14' structural clearance, two truck docks, air-conditioned offices and high speed internet access.

Amenities & Infrastructure