

Available Land



Woodbine Industrial Park

- Premier business park located in Iowa's Leading Edge Region, a Midwest business and logistics center.

- Ideally situated along Easton Trail/Enterprise Dr. and just 2 miles from Highway 30 in Woodbine, IA.

- 8.5 acres of industrial land available.

- Just 20 miles from Interstate 29 and Interstate 680.

- Within 40 minutes of Eppley Airfield in Omaha, NE; access to 8 air freight carriers; foreign trade zone and customs services.

- Business and tax incentives available.

- The Greater Council Bluffs Region offers a large skilled and productive workforce.

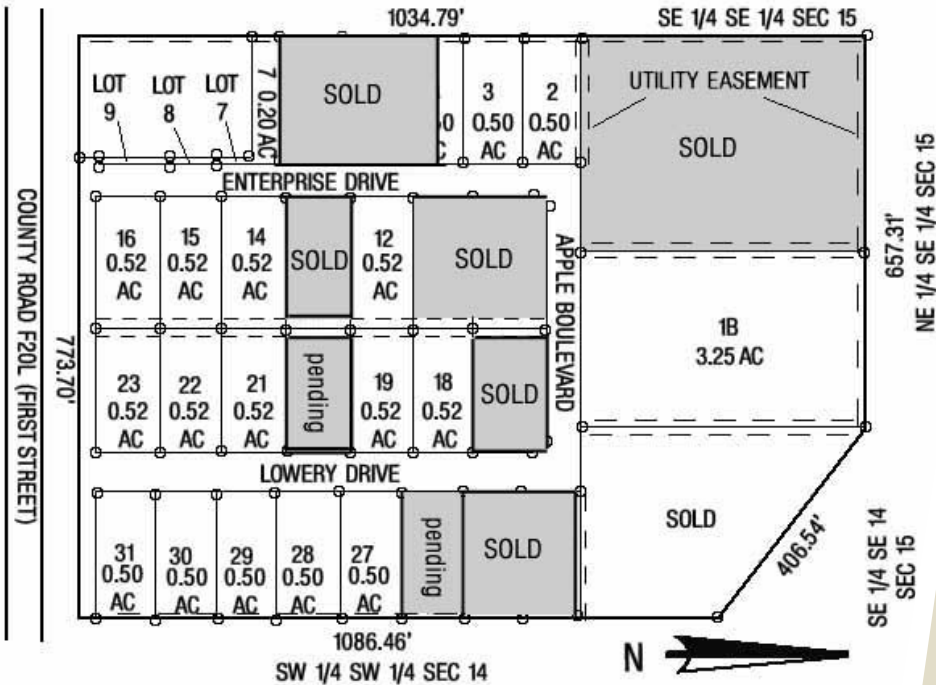


The Greater Council Bluffs Region



Visit us online for a complete inventory of available property in the Greater Council Bluffs Region.
www.iowasleadingedge.com

WOODBINE INDUSTRIAL PARK

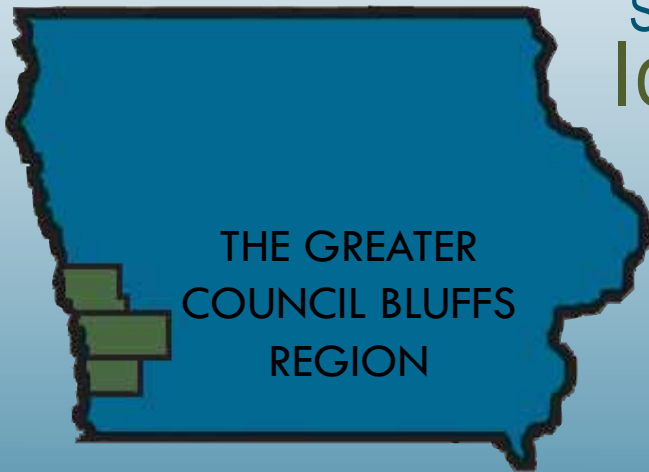


SITE DATA

Land: 8.5 acres
Within City Limits: Yes
Zoning: Industrial-Light
Can Subdivide: Yes
Setting: Industrial Park

ADDRESS

Easton Trail & Enterprise Dr.
 Woodbine, IA 51579
 (Harrison County)



State of
Iowa

THE GREATER
 COUNCIL BLUFFS
 REGION

Tax
 and
 Financial
 Incentives

- No corporate income tax on profits from sales outside of Iowa.
- 50% deductibility of federal taxes from Iowa corporate income tax.
- New jobs tax credit.
- No property tax or sales/use tax on manufacturing machinery, equipment and computers used in processing.
- No sales tax on purchases of electricity or natural gas.
- No personal property (inventory) tax.
- An array of financial investment program designed to promote growth and profitability are available to qualifying businesses. An overview of the programs is available on the Iowa Department of Economic Development's website. www.iowalifechanging.com



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 Economic Development Partnership
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