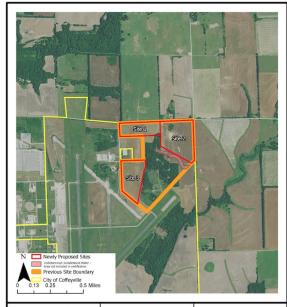
Coffeyville Industrial Park

2684 County Road 5500, Coffeyville, KS 67337 | Coffeyville, KS | US | Montgomery County

Available Acres: 165 | Lease Terms: Not For Lease |





Coffeyville Or Hattery Franc Car France	Coffeyville Industrial Park	January, 2025
PEC PROFESSIONAL ENGINEERING CONSULTANTS, P.A.	New Proposed Site Map	

Zoning:	None, Industrial
Topography:	Flat
Adjacent Available Acres:	308 Acres
Setting:	Industrial Park
Within City Limits:	Yes
Site Dimensions:	165 Acres
Specialty Features:	Featured
	Property,Logistics Park
Sale Price Note:	Negotiable
Lease Terms:	Not For Lease
Last Updated:	Apr 24, 2025

Property and Area Description

The Coffeyville Industrial Park is located just North of Coffeyville. It is home to John Deere-Coffeyville Works, MJD Products, Phoenix Logistics, Takkion, and several other businesses. US-169 runs just West of the Park and it is the location of the Coffeyville Airport. Zoned "Industrial" the Park has full-utility services available and can be extended to your service site by the City of Coffeyville. This site is undeveloped land, and is on the north end of the Industrial Park. The site does have a few old oil wells, which can be abandoned and closed if a company is ready to develop the site. Coffeyville, Kansas is located in the southeast corner of Montgomery County. It has long been known as a manufacturing community. The town's defense of its banks in 1892 against the famous Dalton Gang is a well known piece of the history of the American west. Coffeyville is also the home of the Coffeyville Red Ravens football and basketball teams. Montgomery County, Kansas is located on the eastern slope of the Flint Hills in Southeast Kansas. Its citizens enjoy small town living while being within easy driving distance of cities in three states: Kansas City and Wichita in Kansas, Joplin, Missouri and Tulsa, Oklahoma. The area has a wealth of outdoor recreational opportunities, with two lakes, four 18 hole golf courses and an abundance of wildlife.

Population



14,27110 Mile Radius

35,777 20 Mile Radius

72,12630 Mile Radius

Source: ESRI[®], 2024

Households



5,98710 Mile Radius

14,715 20 Mile Radius

29,685

30 Mile Radius

Source: ESRI[®], 2024

Transportation

Nearest Highway: U. S. Highway 75 (20.00 mi.) Nearest Interstate: I-44 (east-west) (57.00 mi.)

Ingress/Egress Notes: Two entrances/exits to the industrial park with turn lanes off of the 4-lane portion of US Highway 169 allow for efficient inbound/outbound traffic flow for heavy trucks. This highway is posted at a 65 mph zone, but is only 63 miles from Interstate 44 which is a 75MPH highway. It would take less than one hour to transport any freight to this interstate.

Nearest Airport: Coffeyville Municipal Airport (0.00 mi.)

Nearest Commercial Airport: Tulsa International Airport (66.00 mi.)

Distance to Mass Transit: none

Rail Served: No

Rail Accessible: Unknown

Rail Infrastructure in Place: Unknown Barge Access Depth of Channel: 9 ft. Barge Crane Capacity: 400 tons

Economic Development Contact

Melissa Johnson MCAC 115 S. 6th St. Indep, KS 67301 (620) 331-3830 | director@actioncouncil.com

Realtor/Owner Contact

Ben Brubaker City of Coffeyville 620-252-6163 | bbrubaker@coffeyville.com

Utilities

Electric: Coffeyville Municipal Light & Power

Natural Gas: Atmos Energy Water: City of Coffeyville Sewer: City of Coffeyville

Telecommunications: City of Coffeyville Fiber Network