



## LOGISTICS THAT DELIVER RESULTS *in the World's Agricultural Heartland*

If you are looking for a rapidly-growing, rail-served, Midwest logistics center in which to situate a transload, reload, or manufacturing/production/distribution center look no further than the Iowa & Middletown Railway's operations in the Commerce Center of Southeast Iowa in Middletown, Iowa. The center and adjacent DOD facility feature almost a million of square feet of space, over 150 acres of developable



land, direct highway access, excellent rail connectivity, and close proximity to more than five major Midwest metropolitan areas, including Chicago and St. Louis.

By locating in Middletown, shippers are able to take advantage of the rail-centric transportation solutions offered by the Rail Enterprise Group, one of the nation's most progressive and customer-oriented switching and terminal operations. We provide our customers with comprehensive specialized services that meet their transportation, storage, or distribution needs. Our Middletown operations and infrastructure can efficiently handle all forms of shipments – agricultural products and equipment, building products, plastics, paper, pipe and energy industry materials, and perishables. Let us help solve your supply chain challenges.



### Connectivity

The Iowa & Middletown Railway provides complete multimodal connectivity by utilizing the national rail network and major interstates. The Commerce Center of Southeast Iowa is located directly off Highway 34 in Middletown, Iowa, and in close proximity to Highway 61, I-74 and I-80. The center is within one day's trucking time from many major metropolitan areas in the Midwest, and is only 5 miles from Burlington, Iowa, and the ports on the Mississippi River.

The Iowa & Middletown interchanges with BNSF, providing connections to all major Class 1 railroads and many regionals through the nearby Chicago and St. Louis gateways





The Ideal Midwest Location for Businesses Looking for Forward Inventory Positioning and Distribution Options

## Services

The Iowa & Middletown is able to offer an extensive suite of services that provide seamless and timely transportation solutions for our customers:

- Forward industry positioning, cross-docking, warehousing, bulk products transloading, reloading, and car storage
- Specialized logistics services for the ag industry
- Crews are available seven days a week to ensure that rail cars are spotted when customers need them
- Railcar repair, maintenance, and cleaning on-site
- Facilities can efficiently handle a wide range of products: grains and grain products, fertilizers, bulk foods (corn, soybean, etc.), perishables (vegetables, etc.), frozen foods, oils and syrups (corn/soybean), and canned goods, plastics, resins, machinery and components, plastics products, generation equipment, farm and construction equipment, wind energy components, pipeline materials

## Infrastructure

- 19,000 +/- acre facility; over 100 miles of rail
- 2,500 rail car spots - loaded, empty, or awaiting lease
- Rail infrastructure able to handle unit trains
- 25,000 SQ FT buildings available with rail and truck doors
- 152-acre State of Iowa and BNSF Certified Site available; perfect for a 50,000 - 300,000 SQ FT building The site can accommodate both light and heavy manufacturing
- Fully fenced/guarded; 24/7 security, fire, and EMS services
- Up to 500 acres serving as reload and lay-down areas

## Contact Us

Contact us today to learn more about how our services and location can help benefit your company's operations:

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