

Kaizer Meadow Industrial Park

Industrial park and recycling facility

The Park offers flexible zoning for industrial uses and has existing infrastructure on-site. The Park is an excellent investment and development opportunity. With the Sustane Chester bioeconomy facility on-site, there are plenty of opportunities for you to co-locate your bioeconomy firm.



Address

450 Kaizer Meadow Road
Chester, Nova Scotia



Site size

150 acres



Transportation

Highway access



Bioeconomy outputs

Surplus materials from landfill
and Sustane Chester facility

www.nsbioeconomy.com/sites/kaizer-meadow-industrial-park

Summary

- Site's location provides great access to Halifax, the Annapolis Valley, and the South Shore of NS
- Industrial Park is municipally-owned, open to co-location opportunities
- Flexible zoning throughout site, accommodating most industrial uses
- Weigh scales on site
- Opportunities to collaborate with existing manufacturers for bioeconomy inputs
- Existing bioeconomy operations within the Park

Features

- **Three-phase power:** Available at land parcels adjacent to the main road
- **Highway access:** Site is on a public ROW with access to the nearby provincial series highway
- **Road type:** Graded, gravel road that can accommodate industrial transport vehicles
- **Marine access:** N/A
- **Rail access:** N/A
- **Water supply:** On-site well and septic
- **Drainage:** Ditch and culvert drainage
- **Site topology:** Light sloping in some areas of the site. Excess land is un-cleared and tree-covered
- **Other factors:** Most of the Park is undeveloped, but Municipality is eager to partner with new investments and developments

Opportunities

- **Adjacent land:** Unused land within the Park is owned and managed by the Municipality of Chester
- **Energy consumption:** Propane heat, electrical power, wind turbine on site
- **Bioeconomy outputs:** Biomass and biofuel outputs available from neighbouring company. Ash and energy byproducts. Waste and recycling processing, opportunities for bioeconomy input collaborations
- **Additional site factors:** Flexible zoning throughout Park offers a variety of heavy-industrial uses