

Port Hawkesbury Paper

Paper mill

This site is one of few that offers highway, marine, and rail access for your industrial transportation needs. The Port Hawkesbury Paper location can accommodate a variety of industrial developments with an array of available bioeconomy inputs.



Address

Pulp Mill Road
Port Hawkesbury, Nova Scotia



Site size

45 acres available



Transportation

Highway access
Marine access
Rail access



Bioeconomy outputs

Heat, steam, water, biosolids

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Summary

- Site has significant potential for co-location and bioeconomy-related development
- Secure, gated access to the site
- Warehousing with trans-loading capabilities and indoor storage facilities available
- Site is flexible and can accommodate many types of industrial developments
- Foundation tie-ins available at various sites
- Deep-water, ice-free, port access
- Rail access available that connects to mainland Nova Scotia, and the Port of Halifax
- Power generation station on site
- Excess steam available, with partnership opportunities for other bioeconomy inputs
- Effluent treatment facility with additional capacity available
- Local sources of aggregate available
- Fresh and saltwater sources available

Features

- **Three-phase power:** Available throughout the site
- **Highway access:** Site is on a public ROW with access to the nearby provincial series highway
- **Road type:** Fully paved, can accommodate industrial transport vehicles
- **Marine access:** Port and shipping access available at the site
- **Rail access:** Freight rail line runs through the site and can accommodate industrial transportation
- **Water supply:** Municipal water and sewer
- **Drainage:** Combination of ditches, sewers and culvert drainage
- **Site topology:** Light slope, most of the ground has been leveled and improved

Opportunities

- **Adjacent land:** Adjacent and surplus land currently being used for mill operations, with potential opportunities for bioeconomy-related investments and developments
- **Energy consumption:** Steam, natural gas, propane, and electric power
- **Bioeconomy outputs:** Outputs include: high-pressure steam, effluent steam, treated fresh water, raw fresh water, salt water, biosolids. Reclaimable waste heat and secondary wastewater and effluent treatment opportunities available
- **Additional site factors:** Several indoor storage and warehousing options available throughout the site. Office space available in conjunction with industrial opportunities