



Triple Loop Railcar Storage Facility For Sale

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512 County Hwy SS New Auburn, WI 54757

Industrial For Sale

- 177 Acres rail served with 3 miles of track
- Gas line & utility easements
- Mound septic system installed 2015
- Retention pond
- 8 Lane rail ladder area with 17 switches
- Wisconsin Northern Rail

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For Sale

Property Highlights

Address: 512 County Hwy 55, New Auburn, WI 54757

Built: 2015

Power: 4,000 Amp, 480 Y/277V

Total Building Area: 39,212 SF

Office: 2,592 SF

Acreage: 177 Acres

Storage/Production
Clear Height: 35' - 104'

Loading:

- 6 Drive-In Doors:
 - South Overhead Door:
 - 12'x14'
 - East Overhead Doors:
 - 1 - 20'x20'
 - 1 - 12'x14'
 - North Overhead Doors:
 - 2 - 20'x20'
 - Inside Shop Overhead Door: 12'

Inside Shop: 78'x44', Insulated/Heated

Rail Information:

- Loop 1 (inside loop) holds 111 - 43' cars or 63 - 75' cars
 - 4,798' long
- Loop 2 holds 113 - 43' cars or 65 - 75' cars
 - 4,900' long
- Loop 3 holds 115 43' cars or 66 - 75' cars
 - 4,987' long
 - 3 new switches with 136 lb wood ties
 - Track constructed with concrete ties and 136 lb rail
- 8 rail ladder track with expansion potential to 16 holds 103 - 43' cars
- 17 switches with 115 lb rail and wood ties
 - Ties are mix of concrete and wood

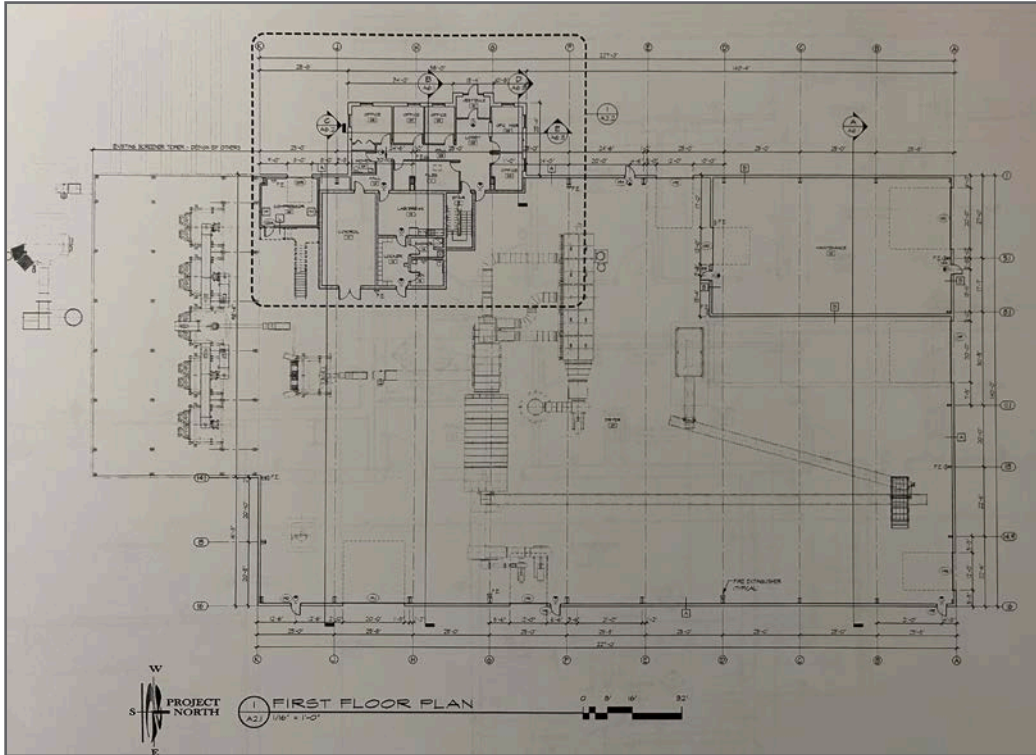


Site Aerial

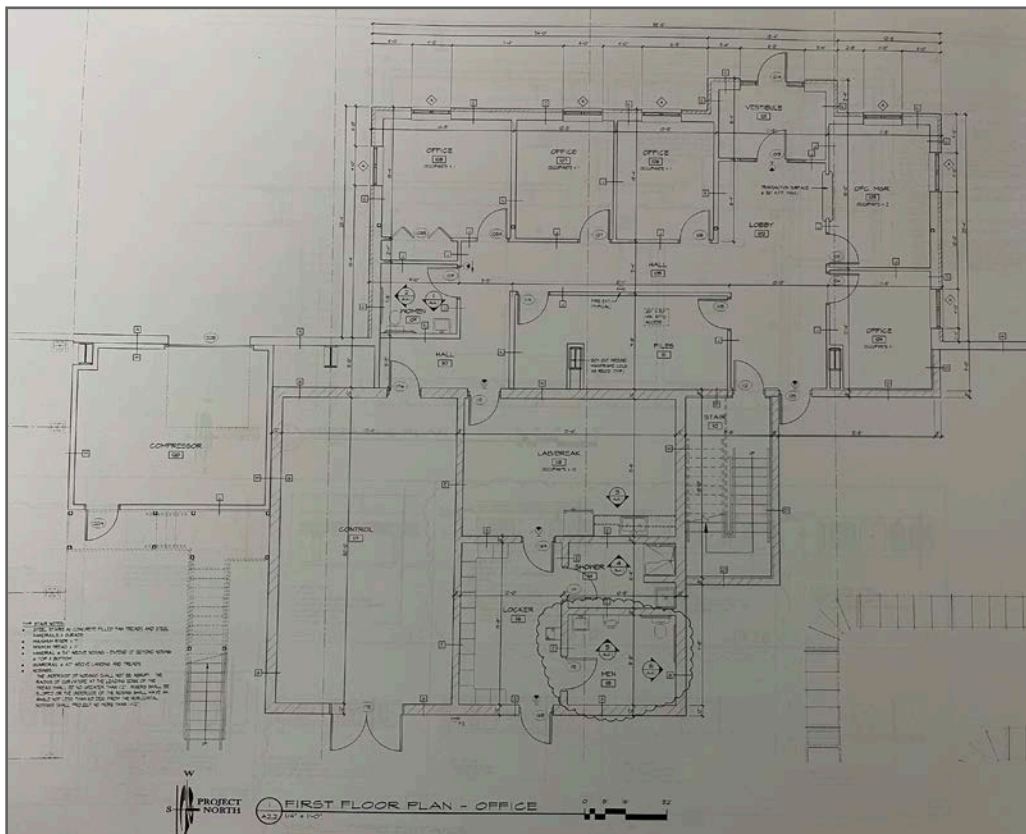


Building Plans

Floor Plan - First Floor



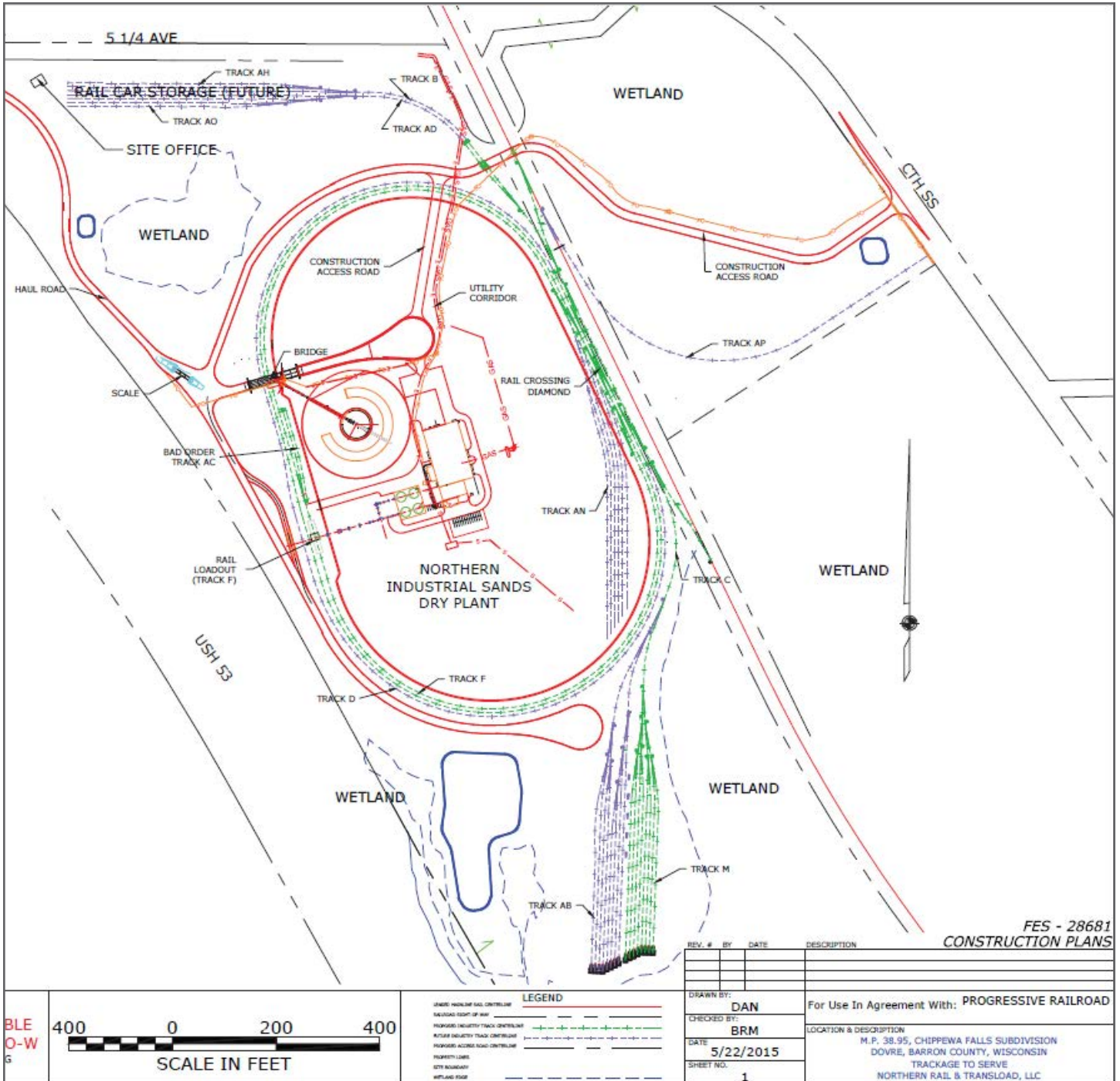
Floor Plan - First Floor Office



Property Photos



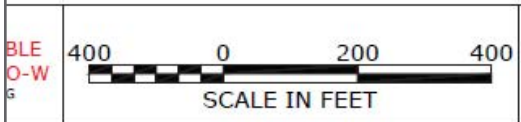
Site Plan



FES - 28681
CONSTRUCTION PLANS

REV. #	BY	DATE	DESCRIPTION

DRAWN BY: DAN	For Use In Agreement With: PROGRESSIVE RAILROAD
CHECKED BY: BRM	
DATE: 5/22/2015	LOCATION & DESCRIPTION M.P. 38.95, CHEPPEWA FALLS SUBDIVISION DOVRE, BARRON COUNTY, WISCONSIN TRACKAGE TO SERVE NORTHERN RAIL & TRANSLOAD, LLC
SHEET NO.: 1	



LEGEND

UNDEVELOPED SOIL CONTROL LINE	---
RAILROAD RIGHT OF WAY	---
NORTHERN INDUSTRIAL TRACK CONTROL LINE	---
FUTURE INDUSTRIAL TRACK CONTROL LINE	---
NORTHERN ACCESS ROAD CONTROL LINE	---
PROPERTY LINES	---
SITE BOUNDARY	---
WETLAND BOUND	---

Wisconsin Railroads & Harbors 2024



Wisconsin Railroads & Harbors 2024



- BNSF Burlington Northern-Santa Fe
- CN Canadian National
- CPKC Canadian Pacific Kansas City
- ELS Escanaba & Lake Superior
- FOX Fox Valley & Lake Superior
- METWR East Troy Railroad Co.
- WN Wisconsin Northern
- TR Tomahawk Railway
- UP Union Pacific
- WGN Wisconsin Great Northern
- WSOR Wisconsin & Southern Railroad

Publicly-owned Lines

- Port or harbor
- Amtrak Station
- Interim Trail Use (aka Rails to Trails)
- Out of service
- Discontinuance
- RTC-owned
- State-owned

NOTES:

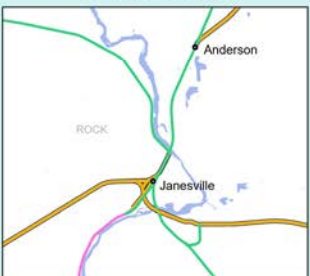
- Canadian National is the parent company of Wisconsin Central Limited (WCL) and the Sault St. Marie Railroad.
- Canadian Pacific is the parent company of Soo Line (SOO), Dakota, Minnesota & Eastern (DME), and Iowa, Chicago and Eastern (ICE).
- Discontinuance - The non-abandonment discontinuance of common carrier service
- RTC-owned - Rail Transit Commission (RTC) owned

- Switching and terminal operations (Madison Terminal Railway, LLC, Rail & Transload, Inc. in Watertown, Port of Milwaukee, Wisconsin Rapids Railroad) are not shown.
- Map displays rail lines and corridors owned by operating freight railroads and government agencies.
- Industrial leads, utility company spurs, museum tracks are not shown.
- Line color represents principal operator, may not be owner.

Fox River Valley



Janesville



Milwaukee



Superior



Location Overview

Barron County



47,310 (2023)

Population



69% of population
between ages 19-75

Workforce



\$58,412 (2023)

Median
Household
Income



2,318 (2023)

Businesses



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