

For Sale

# TG ENERGY REFINERY

4242 ALDERGROVE ROAD • WHATCOM COUNTY • FERNDALE, WASHINGTON 98248



## TG ENERGY • REFINERY FOR SALE

This is a unique opportunity to purchase the 34.4 acre TG Energy Plant Refinery in Ferndale, Washington. The initial plant was commissioned in 1989 as a tall oil plant, before which time this was bare land. The property consists of two distillation towers, two reboilers, two steam boilers and one hot oil boiler plus vacuum pumps, heat exchangers, process pumps, cooling towers and approximately 800,000 gallons of storage capacity. The original plant became non operational in 1994 and the present plant was commissioned in 2007 as a biodiesel refinery. The property is serviced by a paved road and an 80' gravel easement road.

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## PRICE REDUCED

- ▶ ~~\$6,500,000~~
- ▶ \$5,000,000

## FEATURES

- ▶ Next to BNSF rail line
- ▶ 34 Acres total land area
- ▶ 4 acres occupied by plant
- ▶ Fully fenced
- ▶ Workshop / storage building
- ▶ Zoned HII  
(heavy impact industrial)

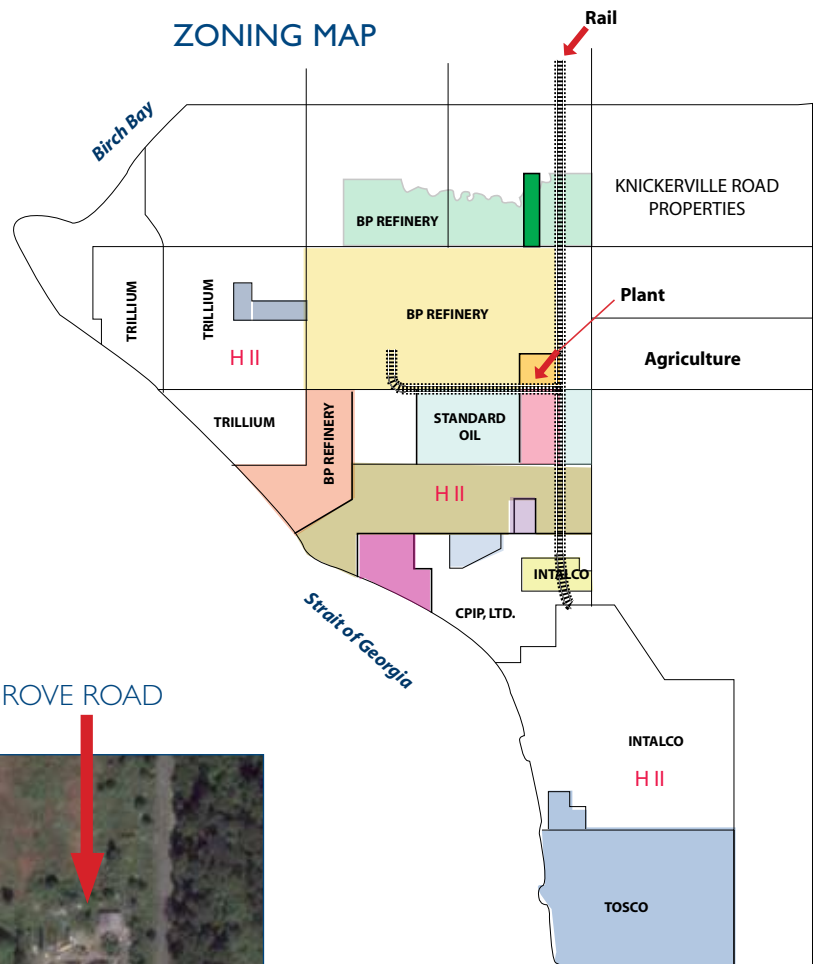
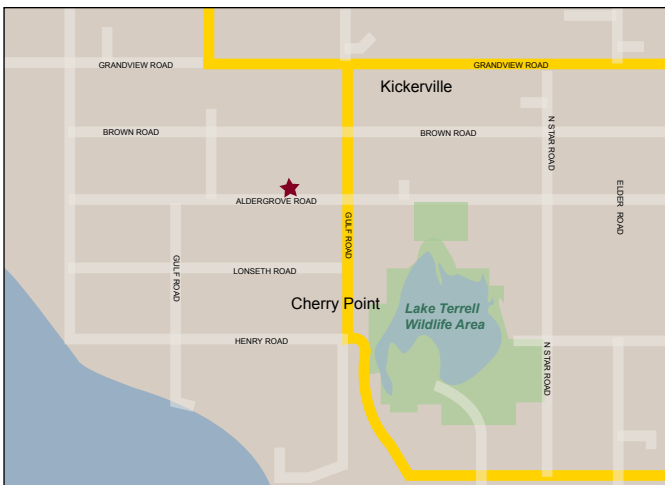
**COLLIERS**  
INTERNATIONAL

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## THE PROPERTY

TG Energy built the plant initially at the Ferndale site for processing of tall oil. The plant was later retrofitted to operate as a bio-diesel plant. The bio-diesel plant equipment includes storage tanks for feed, finished product, glycerin, methanol, acid, boiler, methanol recovery section, wash tower, drying tower, reactors, heat exchangers and pumps. The plant is estimated to produce in its current state approximately 2-3 million gallons/yr of bio-diesel fuel. Storage tanks, boilers, heat exchangers and pumps were reused from the existing tall oil plant, remaining equipment was bought used and retrofitted. The plant also has several onsite 20,000 gallons rail car storage tanks which can be deployed at the plant for additional storage. The plant is fully fenced in and has internal road structure.



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