

For Sale > Shiloh Development Site

Cross St. & Frank Scott Pkwy.
Shiloh, IL 62269



Sale Price: \$5.50 per SF

- 27.0 +/- Acre Development Site; Zoned Commercial
- Adjoins the New Memorial/BJC Hospital
- Site is located in a TIF District
- Will Divide

1173 Fortune Blvd.
Shiloh, IL 62269
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BARBERMurphy
GROUP
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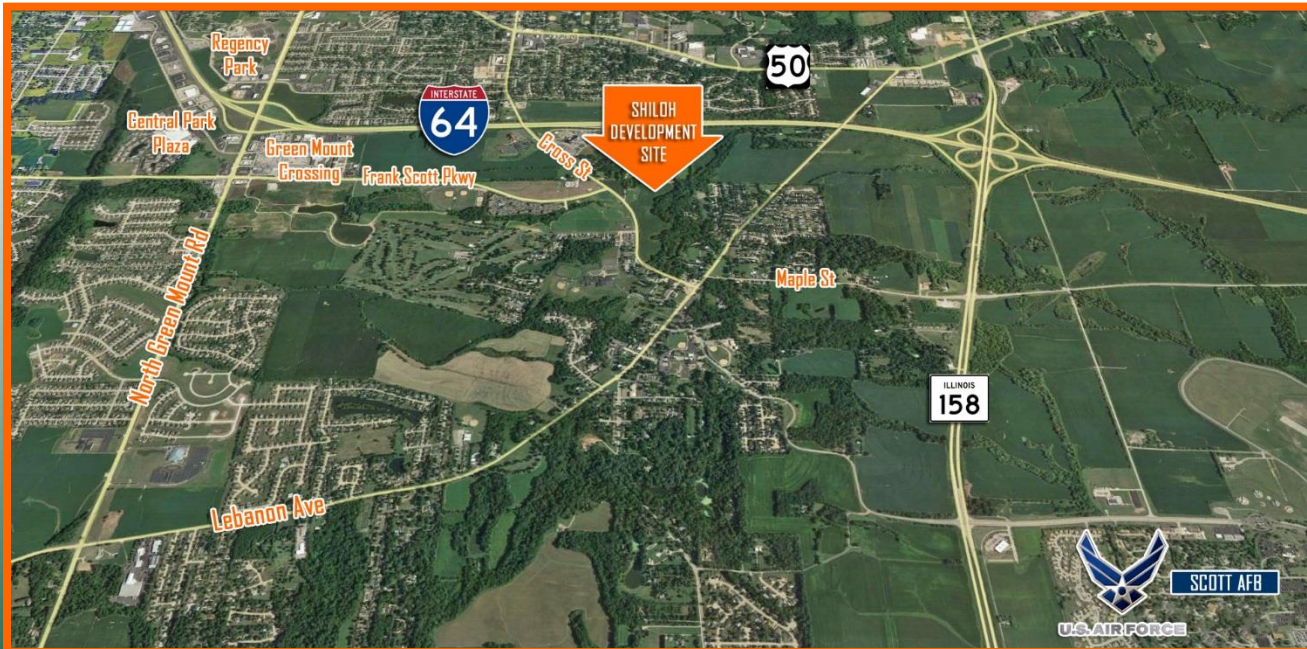
Individual Memberships
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Individual Memberships
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Information herein is not warranted and subject to change without notice. We assume no liability on items included in quoted price. Broker makes no representation as to the environmental condition of the offered property and recommends Purchaser's/Lessee's independent investigation.

Regency Park



Central Park Plaza



Green Mount Crossing



Listing No: 1125

Land

**Cross Street & Frank Scott
Parkway
Shiloh, IL 62269**

SALE INFORMATION:

For Sale: Yes
Sale Price: \$6,470,000
Sale Price/Acre: \$239,629
Sale Price/SF: \$5.50

LEASE INFORMATION:

For Lease: No
Lease Rate:
Lease Term:

Comments

27.0 Acres, Zoned Commercial, situated in a rapid developing area. Approximately 1.3 Miles from I-64 & Green Mount Road at Exit 16.

Total Acres Available: 27.00

Min Divisible Acres:

LAND MEASUREMENTS:

Acres: 27.00
Frontage: Irregular FT
Depth: Irregular FT

Subdivide Site: Yes

TRANSPORTATION :

Interstate: I-64
Rail: No
Barge: No
Airport: St. Louis MidAmerica

PROPERTY INFORMATION:

Parcel No: 09-05.0-208-003	TIF: Yes	Property Tax: \$2,030.00
County: St. Clair	Enterprise Zone: No	Tax Year: 2016
Zoning: B-3	Survey: No	
Zoning By: Shiloh	Environmental: No	Traffic Count:
Complex:	Archaeological: Yes	Topography:

UTILITY INFORMATION

Water Provider: IL American	Service:	Location: At or near site
Sewer Provider: O'Fallon	Service:	Location: At or near site
Gas Provider: Ameren IL	Service:	Location: At or near site
Electric Provider: Ameren IL	Service:	Location: At or near site
Telecom Provider:	Service:	Location:

Listing Broker(s)

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