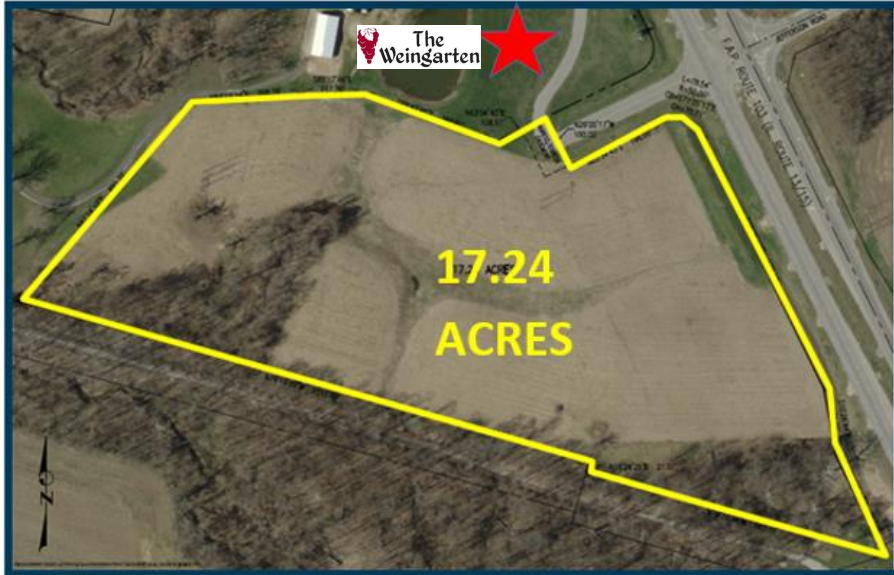


FOR SALE



17.24 Acres Belleville, Illinois



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17.24 ACRES TOTAL

- Zoned C-4
- Average Daily Traffic Count 27,000 +/-
- Located in TIF District & Enterprise Zone
- Parcel ID # 14-06.0-300-043
- All utilities including water, sewer, electric, phone, internet and gas are all in close proximity.
- Great Development Opportunity!
- Located next to The Weingarten.
- **Sale Price: \$595,000**

Contact:

DAVE KUNKEL

Broker

Dave@choosekwg.com

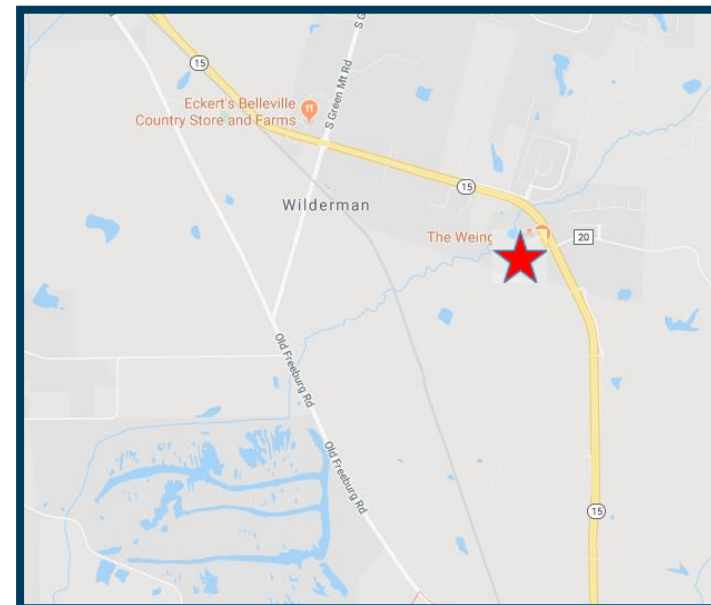
618-977-1846 Cell

618-632-8200 Office

784 Wall Street, Suite 150

O'Fallon, IL 62269

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Information herein is not warranted and subject to change without notice. We assume no liability for errors on items included in quoted price. Broker makes no representation as to the environmental condition of property and recommends Purchaser's / Tenant's independent investigation.