

I-72 Dual Rail Site | Sangamon County, IL 62711

john greene Real Estate | 1311 S. Route 59, Naperville, IL 60564 | 630.229.2290



Cory Ramey

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773.882.0677

Shamus Conneely

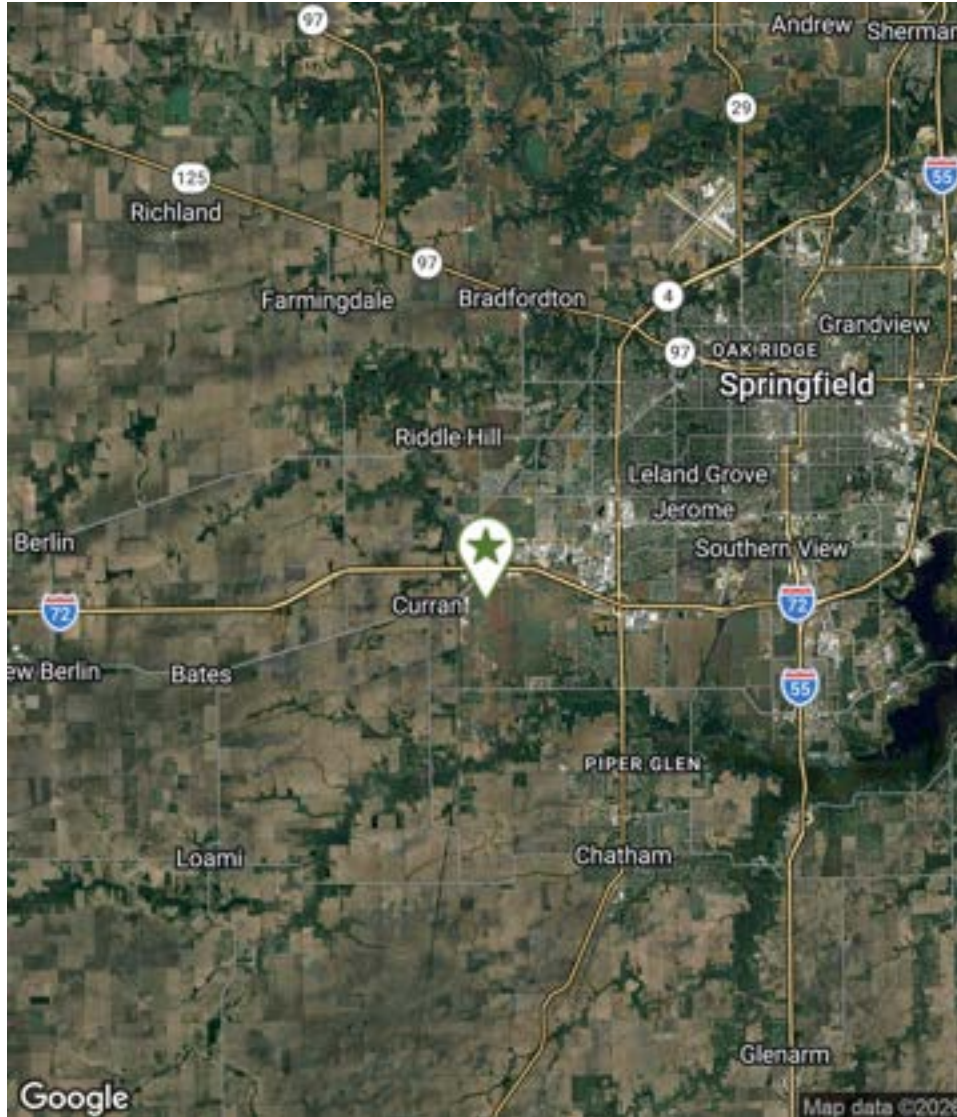
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773.814.3378

The information contained herein is from sources john greene Real Estate deems reliable, but is not guaranteed. This offer may be withdrawn from the market or be subject to a change in price or terms without advance notice. Seller reserves the right to reject any and all offers. Duplication is expressly prohibited. 2019

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REAL ESTATE

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PROPERTY DESCRIPTION

389.12± acres of undeveloped farmland available. Electric, water and natural gas are available at site.

Located half a mile from I-72 interchange. Property is in between Norfolk Southern Rail Line (4,084' at property line) to the north and Canadian Pacific Kansas City Rail Line (1,908' at property line) to the South.

Site is 90 miles to St. Louis, and 3 1/2 hours to Chicago.

OFFERING SUMMARY

Sale Price:	Subject To Offer
Lot Size:	389.12± Total AC
Taxes:	\$21,414.40 Total (2025)
Land Type:	Undeveloped Farmland

PIN	ACREAGE	TAXES
21-22.0-200-005	27.22±	\$1,421.24
21-22.0-200-006	12.78±	\$771.64
21-22.0-200-003	27.22±	\$1,673.50
21-22.0-200-001	79.17±	\$4,306.16
21-15.0-400-003	60.02±	\$2,720.22
21-15.0-300-012	87.06±	\$4,754.04
21-22.0-100-002	95.65±	\$5,767.60

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LAND - INDUSTRIAL FOR SALE

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I-72 INDUSTRIAL SITE
SPRINGFIELD, ILLINOIS - CONCEPTUAL PLAN BASED ON IDD-18-230
ZRZ - AUGUST 22, 2018

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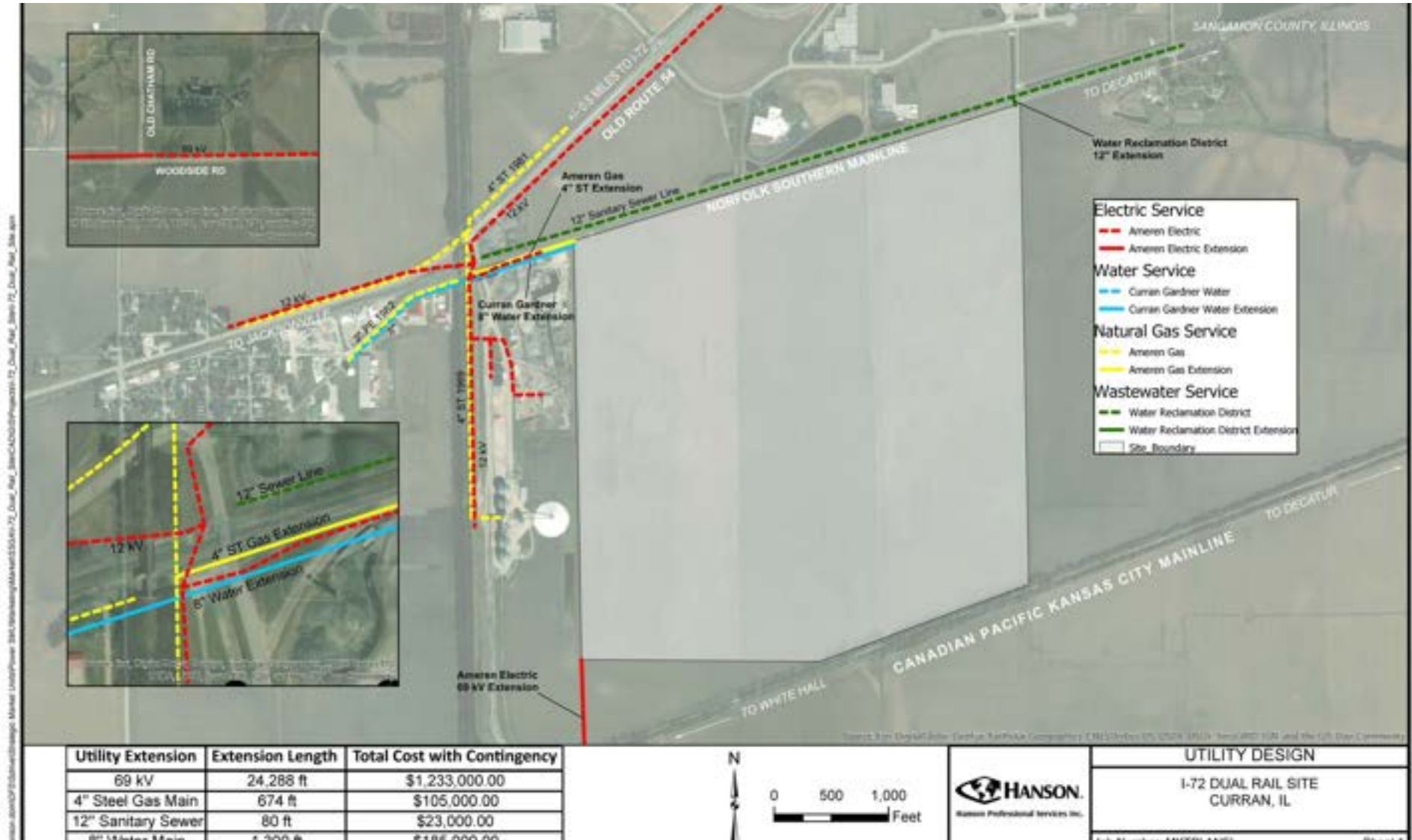
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