

# BARBERMURPHY

1173 Fortune Boulevard, Shiloh, IL 62269 - 618-277-4400

## 3.48 Acre Corner Development Site

605 North Green Mount Rd, Shiloh, Illinois 62221  
St. Clair County

### Tony Smallmon

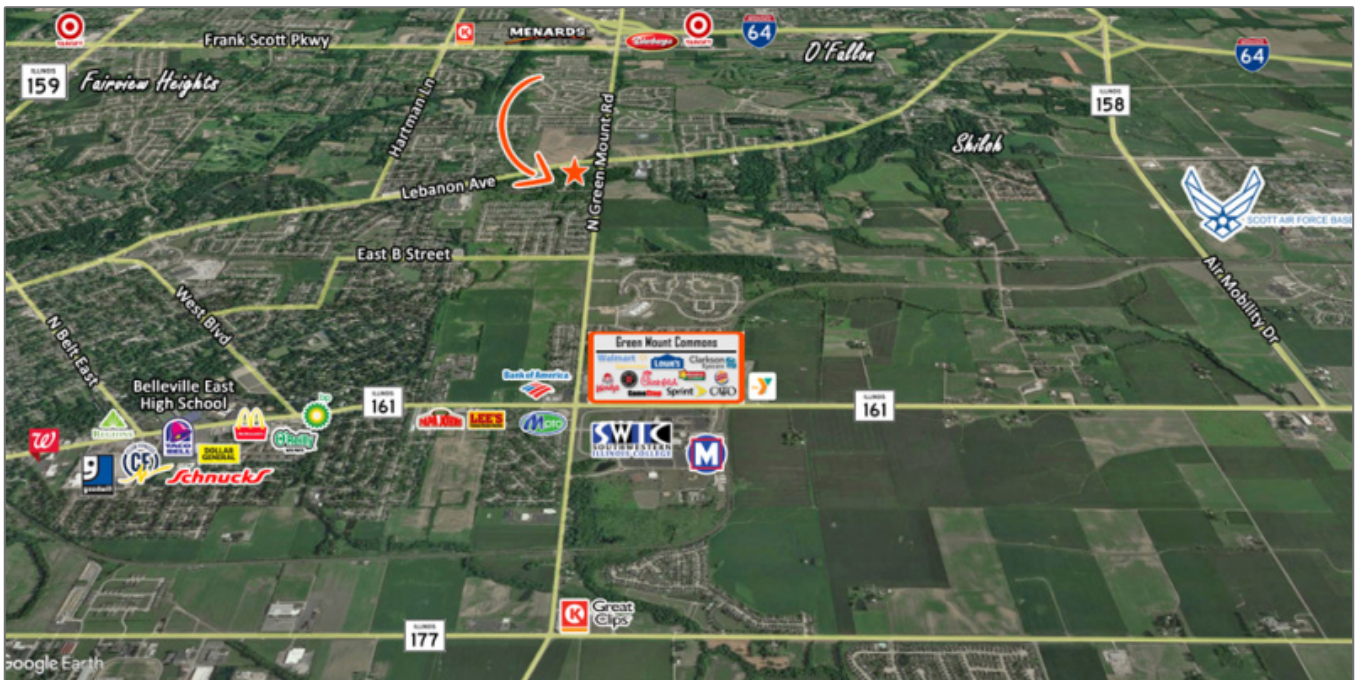
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### Cathy Hamilton

Phone: 618-980-2284

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### Basic Details

Listing No:	2475
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial
Lot Size (Acres):	3.48 Acre(s)
Sale Price:	\$6.50 per SF

### Address

Country:	US
State:	IL
County:	St. Clair
City:	Shiloh
Zipcode:	62221
Street Number:	605
Street:	North Green Mount
Street Suffix:	Rd

### Property Information

Parcel No:	08-12.0-401-022
Property Tax:	\$5,325
Tax Year:	2019
Traffic Count:	17,500
Topography:	Flat to Sloped

### Land Measurements

Acres:	3.48 Acre(s)
Frontage:	233 ft

### Utility Information

Water Provider:	Illinois American Water
Water Provider Location:	N Green Mount

### Transportation

Interstate:	I-64 (Exit 16)
Airport:	St. Louis MidAmerica

Sewer Provider:	St. Clair Township
Sewer Provider Location:	N Green Mount
Gas Provider:	Ameren IL
Gas Provider Location:	N Green Mount
Electric Provider:	Ameren IL
Electric Provider Location:	N Green Mount
Telecom Provider:	Spectrum / AT&T Fiber
Telecom Provider Location:	N Green Mount