

For Lease > 56.6 Acre Power Plant Redevelopment Site

800 South Washington, Meredosia, Illinois 62665
Morgan County

Steve Zuber - SIOR, CCIM
Phone: 314-409-7283
Email: steve@barbermurphy.com

Wayne Barber, Jr. - SIOR
Phone: 618-593-4000
Email: wayne@barbermurphy.com



Basic Details

Listing No:	2218
Sale Or Lease:	For Lease
Property Type(s):	Land, Land - Industrial
Lot Size (Acres):	56.60 Acre(s)
Lease Rate:	Contact Broker for Pricing Information

Address

Country:	US
State:	IL
County:	Morgan
City:	Meredosia
Zipcode:	62665
Street Number:	800
Street:	South Washington

Property Information

Zoning:	Industrial
Zoning By:	Meredosia
Complex:	Former Ameren Power Plant
Enterprise Zone:	Yes
Survey:	Yes
Environmental:	Yes
Topography:	Level/Flat

Land Measurements

Total Acres Available:	56.60 Acre(s)
Acres:	56.60 Acre(s)

Utility Information

Water Provider:	(2) 20 GPM Deep Wells
Water Provider Service:	6"
Water Provider Location:	On Site
Sewer Provider:	Meredosia
Sewer Provider Location:	On Site
Gas Provider:	Ameren IL
Gas Provider Service:	3"
Gas Provider Location:	On Site
Electric Provider:	Ameren IL
Electric Provider Service:	Heavy
Electric Provider Location:	On Site

Transportation

Interstate:	I-72 (15 Miles)
Rail:	Norfolk Southern Rail Spur
Barge:	800' Dock Line on the Illinois River