

BARBERMURPHY

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

2.82 +/- Acre Corner Lot

156 Frank Scott Parkway East, Swansea, Illinois 62226
St. Clair County

Matt Barriger

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Basic Details

Listing No:	1872
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial
Lot Size (Acres):	2.82 Acre(s)
Sale Price:	\$600,000
Sale Price Per Sqft:	\$4.88
Sale Price Per Acre:	\$212,766

Address

Country:	US
State:	IL
County:	St. Clair
City:	Swansea
Zipcode:	62226
Street Number:	156
Street:	Frank Scott Parkway East

Property Information

Parcel No:	08-03.0-100-023
Zoning:	HB - Highway Business
Zoning By:	Village of Swansea
Tax Year:	2024
Traffic Count:	17,400
Topography:	Flat

Land Measurements

Total Acres Available:	2.82 Acre(s)
Min Divisible Acres:	2.82 Acre(s)
Acres:	2.82 Acre(s)
Frontage:	170 ft
Depth:	577.53 ft

Utility Information

Water Provider:	Illinois American
Water Provider Location:	On Site
Sewer Provider:	Village of Swansea
Sewer Provider Location:	On Site

Transportation

Interstate:	I-64
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Location:	
Gas Provider:	Ameren IL
Gas Provider	On Site
Location:	
Electric Provider:	Ameren IL
Electric Provider	On Site
Location:	