

Development Sites for Sale

Moore Ave, Tuscola, Illinois 61953
Douglas County

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Basic Details

Listing No:	2561
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial, Land - Mixed Use
Min Acres Available:	0.80 Acre(s)
Max Acres Available:	12.76 Acre(s)
Sale Price:	Varies per Lot

Address

Country:	US
State:	IL
County:	Douglas
City:	Tuscola
Zipcode:	61953
Street:	Moore
Street Suffix:	Ave

Property Information

Parcel No:	09-02-35-30-050
Zoning:	B-1 Highway Commercial
Zoning By:	City Tuscola
Enterprise Zone:	Yes
Environmental:	Yes
Property Tax:	\$1,020.88
Tax Year:	TBD
Traffic Count:	24,900
Topography:	Flat

Land Measurements

Total Acres Available:	12.76 Acre(s)
Min Divisible Acres:	0.80 Acre(s)
Frontage:	191 ft
Depth:	2,400 ft

Utility Information

Water Provider:	City of Tuscola
Water Provider Location:	On Site
Sewer Provider:	City of Tuscola
Sewer Provider Location:	On Site
Gas Provider:	Ameren
Gas Provider Location:	On Site
Electric Provider:	Ameren
Electric Provider Location:	On Site

Transportation

Interstate:	I-57 (Exit 212)
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