

Two Commercial Lots Totaling 2.35 Acres

7500 Magna Dr, Belleville, Illinois 62223
St. Clair County

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Basic Details

Listing No:	2719
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial
Lot Size (Acres):	2.35 Acre(s)
Min Acres Available:	1.14 Acre(s)
Max Acres Available:	2.35 Acre(s)
Sale Price:	\$3.00 per SF

Address

Country:	US
State:	IL
County:	St. Clair
City:	Belleville
Zipcode:	62223
Street Number:	7500
Street:	Magna
Street Suffix:	Dr

Property Information

Parcel No:	07-11.0-407-013/014
Zoning:	C-1
TIF:	Yes
Enterprise Zone:	Yes
Topography:	Flat

Land Measurements

Total Acres	2.35 Acre(s)
Available:	
Min Divisible Acres:	1.14 Acre(s)
Frontage:	790 ft
Depth:	135 ft

Utility Information

Water Provider:	City Served
Water Provider Location:	On Site

Transportation

Interstate:	I-255 (Exit 17)
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Sewer Provider:	City Served
Sewer Provider Location:	On Site
Gas Provider:	Ameren IL
Gas Provider Location:	On Site
Electric Provider:	Ameren IL
Electric Provider Location:	On Site