

## 1.92 Acre Neighborhood Development Site

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

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### Basic Details

Listing No:	2774
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial, Land - Mixed Use, Land - Multi-Family/Residential
Lot Size (Acres):	1.92 Acre(s)
Min Acres Available:	1.92 Acre(s)
Max Acres Available:	1.92 Acre(s)
Sale Price:	\$6.34 PER SF
Sale Price Per Sqft:	\$530,000

### Address

Country:	US
State:	IL
County:	St. Clair
City:	Shiloh
Zipcode:	62221
Street Number:	847
Street:	North Green Mount
Street Suffix:	Rd.

### Property Information

Parcel No:	08-01.0-407-108
Zoning:	B-1 Neighborhood Comm
Zoning By:	Village of Shiloh
Property Tax:	\$3,696.54
Tax Year:	2022
Traffic Count:	19,000
Topography:	Mostly flat, with gentle slope

### Land Measurements

Total Acres Available:	1.92 Acre(s)
Min Divisible Acres:	1 Acre(s)
Acres:	6.65 Acre(s)
Frontage:	683 ft
Depth:	465 ft

## Utility Information

Water Provider:	IL American Water
Water Provider Location:	On Site
Sewer Provider:	Caseyville Township
Sewer Provider Location:	On Site
Gas Provider:	Ameren IL
Gas Provider Location:	On Site
Electric Provider:	Ameren IL
Electric Provider Location:	On Site

## Transportation

Interstate:	I-64
Airport:	Mid-America St. Louis Airport