

## Fully Leased Retail Building for Sale

3685 Nameoki Rd, Granite City, Illinois 62040  
Madison County

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### Basic Details

Listing No:	2559
Sale Or Lease:	For Sale
Property Type(s):	Investment, Retail, Retail - Freestanding
Building Size (Sqft):	1,424 Sqft.
Lot Size (Acres):	0.48 Acre(s)
Sale Price:	\$300,000

### Address

Country:	US
State:	IL
County:	Madison
City:	Granite City
Zipcode:	62040
Street Number:	3685
Street:	Nameoki
Street Suffix:	Rd

### Property Information

Parcel No:	22-1-20-08-10-101-006.00 1
Zoning:	C-5
Zoning By:	Granite City
Parking:	30
Parking Surface Type:	Asphalt
Property Tax:	\$8,193
Tax Year:	2023
Traffic Count:	14,000

### Structural Data

Year Built:	1986
Rehab Year:	2015
Clearance Min:	7 ft
Clearance Max:	7 ft
Exterior:	Brick
Floors:	1

## Land Measurements

Acres:	0.48 Acre(s)
Frontage:	84 ft
Depth:	248 ft