

## Office Space for Lease

305-309 N Illinois St, Belleville, Illinois 62220  
St. Clair County

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### Basic Details

Listing No:	2865
Sale Or Lease:	For Lease
Property Type(s):	Office, Office - General Office, Retail
Building Size (Sqft):	5,970 Sqft.
Total Sqft Available:	617 Sqft.
Lease Rate:	\$700.00 Per Month
Lease Type:	Modified Gross

### Address

Country:	US
State:	IL
County:	St. Clair
City:	Belleville
Zipcode:	62220
Street Number:	305-309
Street:	N Illinois
Street Suffix:	St

### Square Foot Information

Building Total Sqft:	5,970 Sqft.
Direct Lease:	617 Sqft.
Office:	617 Sqft.
Min Divisible Sqft:	617 Sqft.
Max Contiguous Sqft:	617 Sqft.

### Property Information

Parcel No:	08-21.0-419-012;013;024;0 25
Zoning:	C-2 Heavy Commercial
Zoning By:	City of Belleville
Parking:	15
Parking Surface Type:	Asphalt/Rock
Property Tax:	\$3,747
Tax Year:	2022
Traffic Count:	12,800

### Structural Data

### Land Measurements

Year Built:	1900
Rehab Year:	2010
Clearance Min:	9 ft
Clearance Max:	9 ft
Roof:	Shingle
Exterior:	Concrete/Vinyl
Floors:	2

Acres:	0.44 Acre(s)
Frontage:	50 ft
Depth:	50 ft