

Two Sites totaling 24+ Acres For Sale

1124 Comwest Pkwy, Belleville, Illinois 62223
St. Clair County

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Basic Details

Listing No:	2961
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial
Lot Size (Acres):	22.29 Acre(s)
Total Sqft Available:	24.29 Sqft.
Min Acres Available:	10.62 Acre(s)
Max Acres Available:	24.29 Acre(s)
Sale Price:	\$72,540/Acre

Address

Country:	US
State:	IL
County:	St. Clair
City:	Belleville
Zipcode:	62223
Street Number:	1124
Street:	Comwest
Street Suffix:	Pkwy

Property Information

Parcel No:	07-13.0-101-056 & 07-13.0-108-007
Zoning:	C-2 Heavy Commercial
TIF:	Yes
Enterprise Zone:	Yes
Property Tax:	\$3,021.44
Tax Year:	2023
Traffic Count:	22,000

Land Measurements

Total Acres Available:	24.29 Acre(s)
Min Divisible Acres:	10.69 Acre(s)
Frontage:	828 ft

Utility Information

Water Provider:	Illinois American
Water Provider Location:	Available
Sewer Provider:	City of Belleville
Sewer Provider Location:	Available
Gas Provider:	Ameren
Gas Provider Location:	Available
Electric Provider:	Ameren
Electric Provider Location:	Available

Transportation

Interstate:	I-255 (4 miles)
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