

14 Acres with Interstate Frontage

Perrin Rd, Mascoutah, Illinois 62258
St. Clair County

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Basic Details

Listing No:	1880
Sale Or Lease:	For Sale
Property Type(s):	Land, Land - Commercial
Lot Size (Acres):	14 Acre(s)
Min Acres Available:	14 Acre(s)
Max Acres Available:	14 Acre(s)
Sale Price:	\$700,000
Sale Price Per Sqft:	\$1.15
Sale Price Per Acre:	\$50,000

Address

Country:	US
State:	IL
County:	St. Clair
City:	Mascoutah
Zipcode:	62258
Street:	Perrin
Street Suffix:	Rd

Property Information

Parcel No:	10-07.0-200-009
Zoning:	GC-General Commercial
Zoning By:	Mascoutah
TIF:	Yes
Enterprise Zone:	Yes
Property Tax:	\$376
Tax Year:	2024
Traffic Count:	35,000
Topography:	Flat

Land Measurements

Total Acres Available:	14 Acre(s)
Min Divisible Acres:	14 Acre(s)
Frontage:	530 ft
Depth:	1,140 ft

Utility Information

Water Provider:	City of Mascoutah
Water Provider Location:	500'
Sewer Provider:	City of Mascoutah
Sewer Provider Location:	500' West
Gas Provider:	Ameren IL
Gas Provider Location:	1,000' West
Electric Provider:	City of Mascoutah
Electric Provider Location:	500' West

Transportation

Interstate:	I-64
Airport:	MidAmerica St. Louis