

BARBERMURPHY

1173 Fortune Boulevard, Shiloh, IL 62269 - 618-277-4400

33,000+ SF Office Complex on 5 Acres

4000 North Illinois Ln, Swansea, Illinois 62226
St. Clair County

Collin Fischer - CCIM

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Basic Details

Listing No:	2147
Sale Or Lease:	For Sale
Property Type(s):	Office, Office - General Office, Office - Medical
Building Size (Sqft):	33,378 Sqft.
Lot Size (Acres):	5.10 Acre(s)
Total Sqft Available:	33,378 Sqft.
Sale Price:	\$2,250,000

Address

Country:	US
State:	IL
County:	St. Clair
City:	Swansea
Zipcode:	62226
Street Number:	4000
Street:	North Illinois
Street Suffix:	Ln

Square Foot Information

Building Total Sqft:	33,378 Sqft.
Total Sqft Available:	33,378 Sqft.
Office:	33,378 Sqft.
Min Divisible Sqft:	10,000 Sqft.
Max Contiguous Sqft:	33,378 Sqft.

Property Information

Parcel No:	08-04.0-210-059
Zoning:	Hwy Bus
Zoning By:	Village of Swansea
Prior Use:	Medical
Parking:	154
Parking Surface Type:	Asphalt
Property Tax:	\$16,551.24
Tax Year:	2021
Traffic Count:	19,000

Structural Data

Year Built:	1995
Rehab Year:	2008
Class:	B
Exterior:	Brick
Floors:	1

Land Measurements

Acres:	5.10 Acre(s)
Frontage:	500 ft
Depth:	360 ft

Transportation

Interstate:	I-64
Airport:	St. Louis MidAmerica