



# THE VILLAGE OF DUPO, ILLINOIS



## ADDRESS

705 Kuna Industrial Drive

## SALE INFORMATION

For Sale:	Yes
Sale Price:	\$1,574,345 - \$2,593,039*
Sale Price/Acre:	\$74,051.98 - \$121,968*
Sale Price/SF:	\$1.70 - \$2.80*
Land Lease:	No
Lease Rate:	
Subdivide Site:	Yes
Topography:	Pad Ready

## PROPERTY INFORMATION

File Number:	913-1	Survey:	Yes	Archeological:	Yes
County:	St. Clair	Environmental:	Yes	Rail Provider:	
Zoning:	Industrial	Traffic Count:	45,600	Depth:	1,492 ft
Zoning By:	Dupu	Property Tax:			
Complex:	Kuna Ind. Ct.	Tax Year:			
Acres:	22.6	TIF:	Yes		
Frontage:	Yes (517 ft)	Enterprise Zone:	Yes		

## PARCEL NUMBERS

06-22.0-103-002

## UTILITY PROVIDER INFORMATION

Water:	Dupo	Service:		Location:	Site
Sewer:	Dupo	Service:		Location:	Site
Gas:	Dupo	Service:		Location:	Site
Electric:	Ameren IP	Service:		Location:	Site
Telecom:	Harrison Telephone	Service:		Location:	

## COMMENTS

Improved pad ready site for 270,000 SF or multiple buildings. 250,000 gallon water storage tank for ESFR Sprinkler.

\*Contact Broker for Price Details for TIF Incentives

## LISTING BROKER(S)

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