

0.31 ACRE DEVELOPMENT SITE

928 Carlyle Ave., Belleville, IL 62221



SALE PRICE: \$95,000

BARBERMURPHY
COMMERCIAL REAL ESTATE SOLUTIONS
1173 Fortune Blvd., Shiloh, IL 62269
618.277.4400 BARBERMURPHY.COM

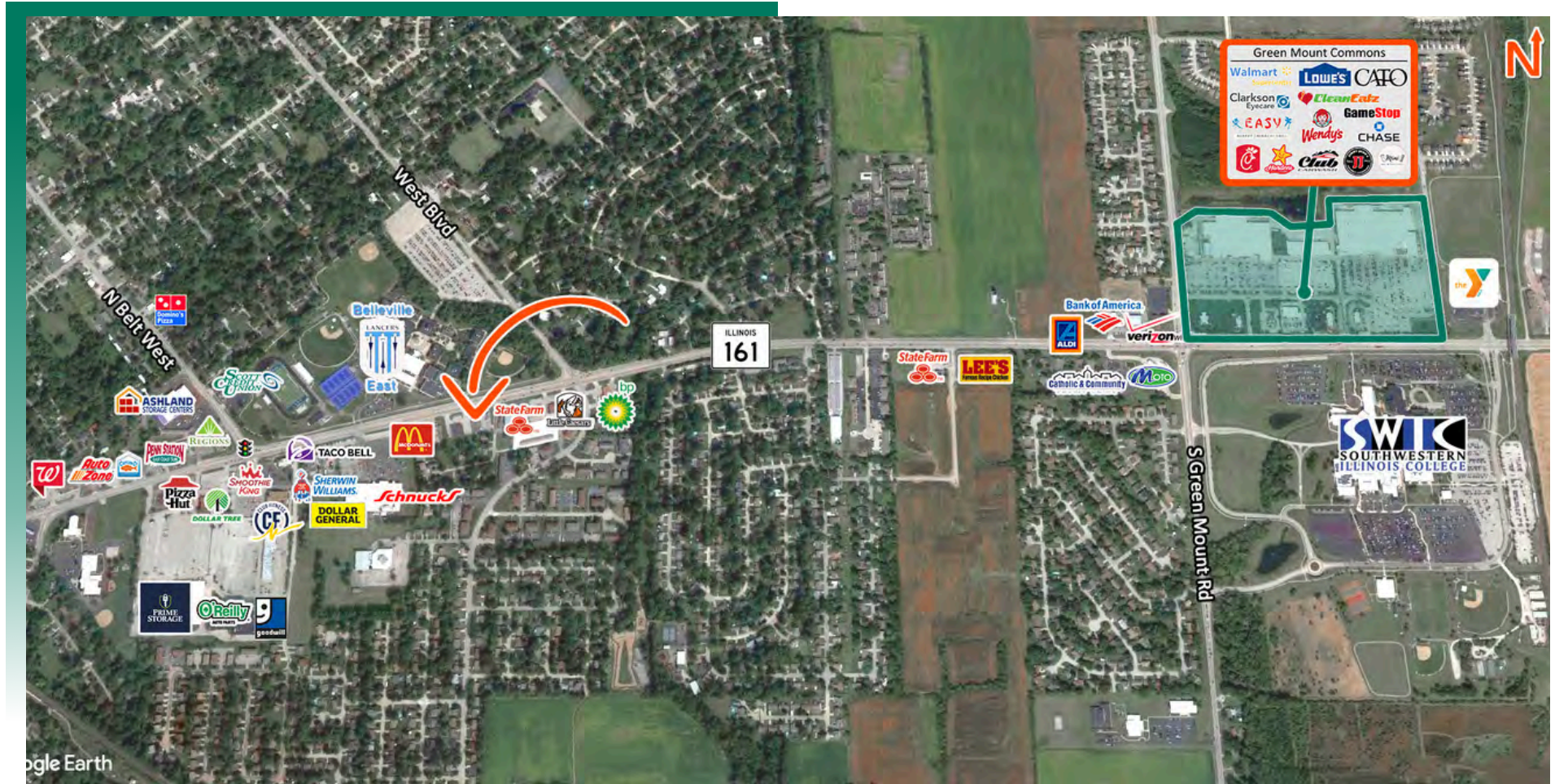
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AREA MAP

928 Carlyle Ave., Belleville, IL 62221



LOCATION OVERVIEW

High-traffic area located across from Belleville East High School.

LAND PROPERTY SUMMARY

928 CARLYLE AVE

LISTING # 3270

LOCATION DETAILS:

Parcel #: 08-23.0-402-018
County: IL - St. Clair
Zoning: C-2 Heavy Commercial - City of Belleville

PROPERTY OVERVIEW:

Lot Size: 0.31 Acres
Min Divisible Acres: 0.31
Max Contig Acres: 0.31
Frontage: 75
Depth: 180
Topography: Flat
Archeological: No
Environmental: Yes
Survey: Yes

DEMOGRAPHICS/FINANCIAL INFO:

Traffic Count: 16600
Taxes: \$8,190.32
Tax Year: 2025



SALE INFORMATION:

Sale Price: \$95,000
\$/SF (Land): \$7.04

UTILITY INFO:

Water Provider: Illinois Amercian Water
Water Location: On Site
Sewer Provider: City of Belleville
Sewer Location: On Site
Gas Provider: Ameren
Gas Location: On Site
Electric Provider: Ameren
Electric Location: On Site

PROPERTY DESCRIPTION:

0.31 acres with all utilities. Located in a high-traffic, heavy retail area.

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