



Exclusive Offer

 **JLL** SEE A BRIGHTER WAY

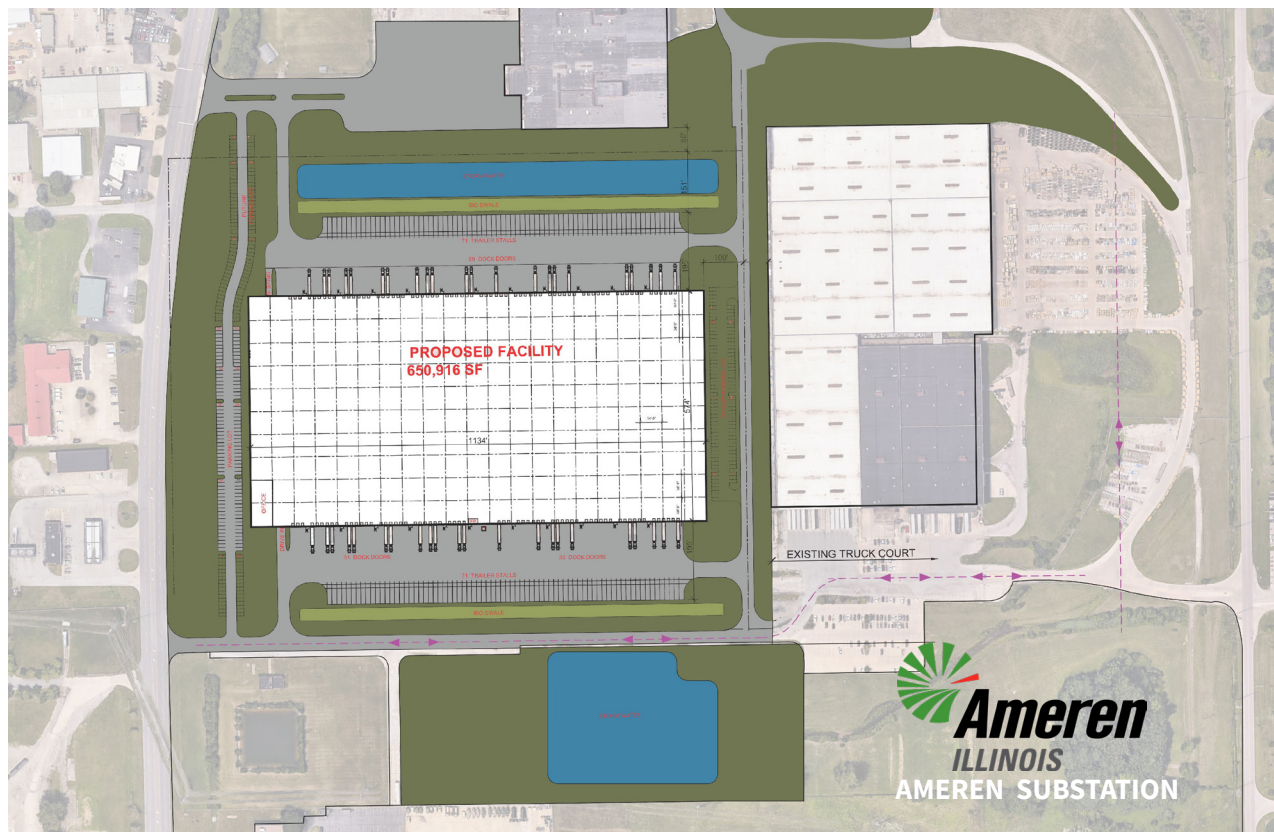
Power Loaded Land Site Available

140 AC Site in Decatur, Illinois

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Exceptional Asset Coming To Market



*conceptual layout, no guarantee, warranties or representations

JLL is pleased to offer this unique opportunity for a power loaded site, located in Decatur, Illinois. This 140-acre site is located within close proximity of one of largest substations within Decatur, Illinois. The proposed load capacity will be 274 Mega-Watts of power. The proposed building pads may accommodate either a 100,000 or up to 500,000 square foot multi-story buildings is a consideration.

Building overview



Address
2500 North 22nd St.
Decatur, IL 62526



Land area
140 AC



Proposed buildings*
100,000 sf or up to 500,000 sf
**City site plan approval will be required*



Proposed load capacity
274 Mega-Watts



Zoning
Current zoning permits
by -right Data Center use



Utilities
Full utilities to site
(sewer, water, natural gas,
heavy power & fiber)



PIN
04-12-01-276-010



County
Macon County

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