

LAND FOR SALE

36 Acres Ready For Development



Now accepting offers on 36 acres of prime commercial land in one of Rockford's most rapidly growing corridors.

Located just south of Harrison Ave on S Perryville Rd, this expansive site offers exceptional frontage, strong traffic counts, and has potential for rezoning to meet growing housing demand.

LOT 1

70XX Vandiver Rd. Rockford, IL 61112
13.39 Acres Zoned CG

LOT 2

67XX Armer Dr. Rockford, IL 61112
10.15 Acres Zoned CG

LOT 3

67XX Armer Dr. Rockford, IL 61112
12.75 Acres Zoned CG

NATHAN BRYANT, CCIM

Licensed Real Estate Broker & CEO

Mobile: (815)-218-1371 • **Office:** (815)-200-6004

Email: nathan@bryantcg.com

KELLER WILLIAMS REALTY SIGNATURE

4201 Galleria Dr. Loves Park, IL 61111

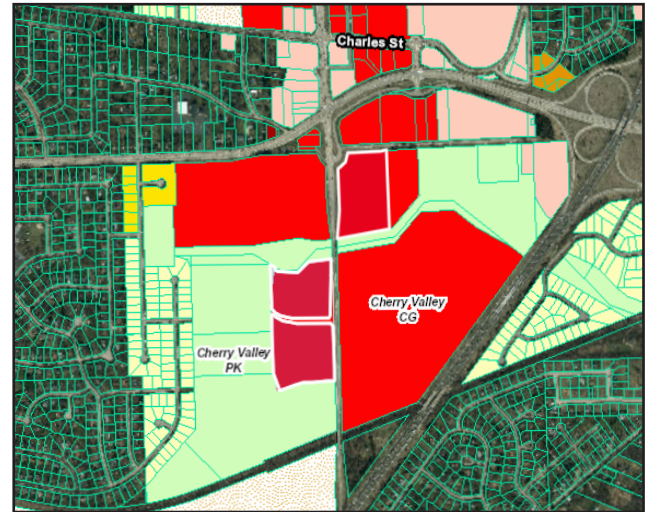


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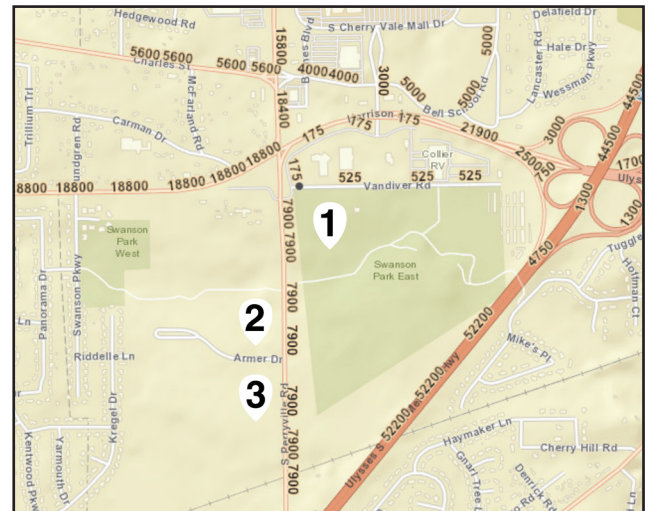
Each Office is Individually Owned & Operated

LAND FOR SALE

36 Acres Ready For Development



- High volume of average daily traffic
- Located near residential and retail
- Less than 1 mile from I39
- 200 businesses in a 1 mile radius
- Zoned CG
- Will Subdivide



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