

FOR SALE

Prime Development Opportunity
3320 & 3322 Godfrey Rd
Godfrey, IL 63035

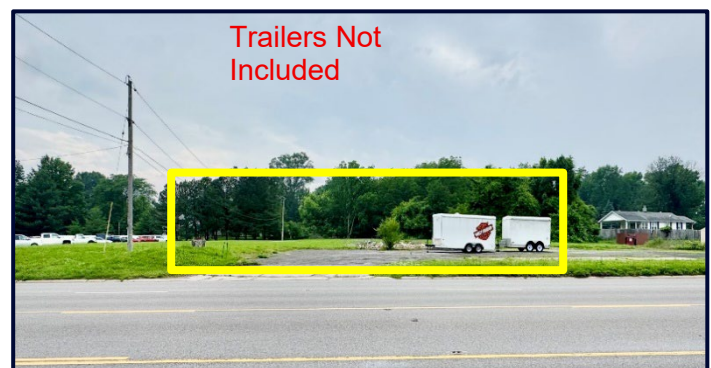
Brendan Barone, Broker
618-606-3829 cell
6150 Trace on the Parkway
Edwardsville, IL 62025



618-202-4500 office ■ WWW.CHOOSEKWG.COM ■ 6150 Trace on the Parkway Edwardsville, IL 62025



- > Lot 1: 0.61 Acres: \$350,000
- > Lot 2: 1.12 Acres: \$450,000
- > Combined Option (all 3 parcels) 1.73 Acres: \$800,000
- > Frontage along Route 67
- > Zoning: B-4 with potential for B-5 (Planned Business District)
- > Minutes from Lewis & Clark College, Alton Square Mall, and Route 67
- > 17,500 Vehicles Per Day



Information herein is not warranted and subject to change without notice. We assume no liability for errors on items included in quoted price. Broker makes no representation as to the environmental condition of property and recommends Purchaser's independent investigation.