

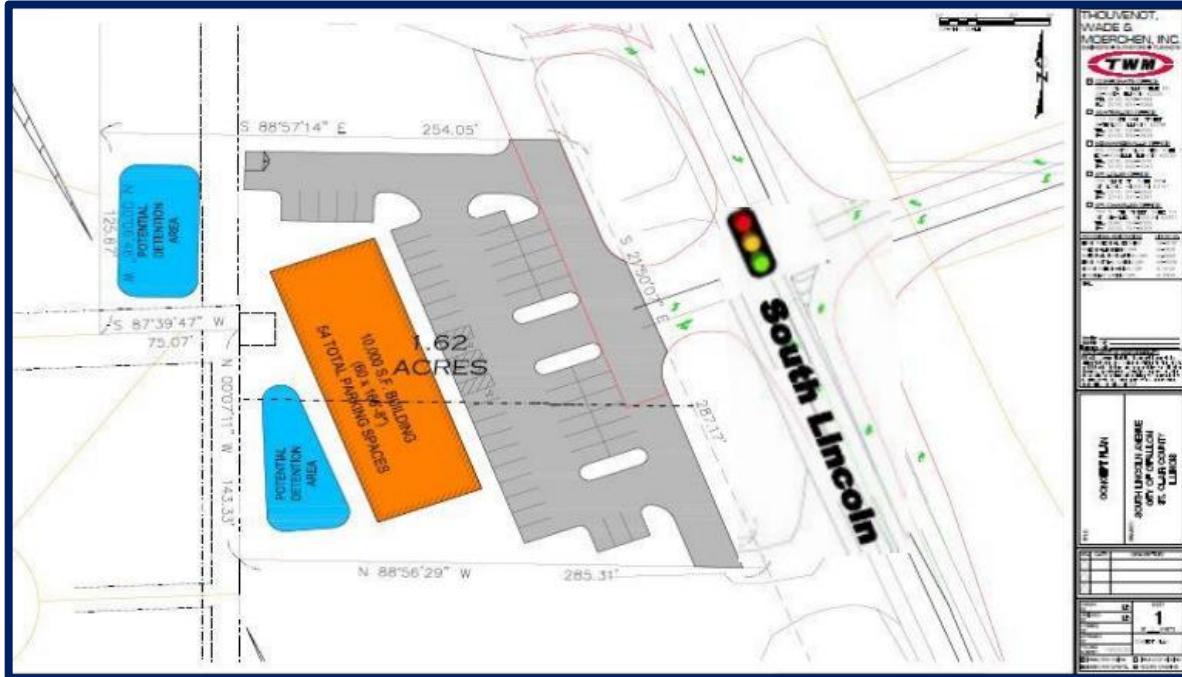
FOR SALE

OR BUILD TO SUIT



1405 S. Lincoln, O'Fallon, IL

1.62 Acre – Perfect Site For Professional Office/Medical



For information, contact:

DAVE KUNKEL, Broker
DAVE@CHOOSEKWG.COM
618.977.1846 Mobile

KELLY HULVEY, Broker
KELLY@CHOOSEKWG.COM
618.210.4702 Mobile

LUKE ALLAN, Broker
LUKE@CHOOSEKWG.COM
618.578.3598

3318 N IL, Swansea, IL
618.202.4500 Office
CHOOSEKWG.COM



- 1.62 Acre site at New Signalized Intersection
- Build To Suit or Purchase Opportunity
- Survey, Phase I & II completed
- $\frac{1}{4}$ mile from Memorial East Hospital & 1.5 miles from St. Elizabeth Hospital
- Interstate 64 access within 1.5 miles
- Downtown St. Louis within 15 minutes

- Scott Air Force Base within 5 minutes
- Site approved for 10,000 SF building with 5.4/1000 ratio
- Call Broker for Details

FOR SALE @ \$425,000.00

MAP



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