600 S Camp Ave Olney, IL 62450

ommercial LS#: 6216895		Active DOM: 9				LP: OP:	\$345,000 \$345,000
	10		Year Built:	1989	Leased:	Yes	
			Bus Name:	*			
ann an athin	San P	and the second second	PropSubType:	Industrial	Avail for	Lse: Yes	
	No biological	A MARTINE REAL PROPERTY OF THE PARTY OF THE	Bus Only: Apx Acres:	5.50	SF Bldg: SF Office	: 0	
1 1	- 1	A STORES AND A STORES AND A STORES AND A STORES AND A	Lot SqFt:	239,580	SF Manuf		
	No.		Apx Lot Dim:	239,300	SF Whse:	-	
And in case of the second s			Gross Inc:		SF Other:		
	A CONTRACTOR OF STREET	Contraction and	Net Inc:		Tot SF:	0	
Contraction of the second	and the second		Total Exp:		SF Source	e: Public R	ecords
			Lake YN:	No	Protect P	d:	
Anna an Anna Anna Anna Anna Anna Anna A	and a			tion & Legal —	201 1 11 02 116 000	0 1 11 02 116	. 007
Γaxes/Υr: \$2,15	57/2020	/ ALL BLK 22 EXC RR	Tax ID: Tax Exmpt	<u>1-11-03-117-</u> n: None	<u>001,1-11-03-116-00</u>	<u>9,1-11-03-116</u>	<u>5-007</u>
Taxes/Yr: \$2,15	57/2020		Tax ID: Tax Exmpt R.O.W. A. KITCH	<u>1-11-03-117-</u> n: None		<u>9,1-11-03-116</u>	<u>5-007</u>
Taxes/Yr: \$2,15 Legal: PLAT,	57/2020		Tax ID: Tax Exmpt R.O.W. A. KITCH	<u>1-11-03-117-(</u> n: None HELL'S 2ND ADDN	25	<u>9,1-11-03-116</u> CFD Avail:	<u>5-007</u> No
Taxes/Yr: \$2,1! Legal: PLAT, Zoning:	57/2020 /BLOCK/LOT / /	Pro-	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa	1-11-03-117-0 n: None HELL'S 2ND ADDN tion and Feature	25		
Taxes/Yr: \$2,1! Legal: PLAT, Zoning: Utility Comp: Rd Front:	57/2020 /BLOCK/LOT / / IND 395	Water: Loading Dock:	Tax ID: Tax Exmpt R.O.W. A. KITCI operty Informa Public	<u>1-11-03-117-0</u> n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp:	City Sewer O No 0 0	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #:	57/2020 /BLOCK/LOT / / IND 395 1.0	Water: Water: Loading Dock: Drive-in Dr:	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa	1-11-03-117-0 n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors:	City Sewer O No 0 0	CFD Avail:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #: Roof:	57/2020 /BLOCK/LOT / / IND 395 1.0 Metal	Water: Loading Dock:	Tax ID: Tax Exmpt R.O.W. A. KITCI operty Informa Public	1-11-03-117-0 n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo:	City Sewer (No 0 0	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #: Roof: Landlord Pays:	77/2020 /BLOCK/LOT / / IND 395 1.0 Metal None	Water: Vater: Loading Dock: Drive-in Dr: Gas Avail:	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa Public	1-11-03-117- n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo: Roof:	City Sewer (No 0 0 Metal	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #: Roof: Landlord Pays: Electric:	77/2020 /BLOCK/LOT / / IND 395 1.0 Metal None 200 Amps	Water: Water: Loading Dock: Drive-in Dr:	Tax ID: Tax Exmpt R.O.W. A. KITCI operty Informa Public	1-11-03-117-(n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo: Roof: Sewer:	City Sewer (No 0 0 Metal City Sewer	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #: Roof: Landlord Pays: Electric: Bsmnt/Found:	77/2020 /BLOCK/LOT / / IND 395 1.0 Metal None	Water: Vater: Loading Dock: Drive-in Dr: Gas Avail:	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa Public	1-11-03-117-(n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo: Roof: Sewer: Exterior:	City Sewer (No 0 0 Metal City Sewer Aluminum, Block	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15 Legal: PLAT, Zoning: Utility Comp: Rd Front: Levels #: Roof: Landlord Pays: Electric: Bsmnt/Found: Bus Type:	37/2020 /BLOCK/LOT / / IND 395 1.0 Metal None 200 Amps /Slab	Pro Water: Loading Dock: Drive-in Dr: Gas Avail: Water:	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa Public	1-11-03-117-(n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo: Roof: Sewer:	City Sewer (No 0 0 Metal City Sewer	CFD Avail: Ceiling Ht:	
Taxes/Yr: \$2,15	37/2020 /BLOCK/LOT / / IND 395 1.0 Metal None 200 Amps /Slab	Pro Water: Loading Dock: Drive-in Dr: Gas Avail: Water:	Tax ID: Tax Exmpt R.O.W. A. KITCH operty Informa Public 2 Public	1-11-03-117-(n: None HELL'S 2ND ADDN tion and Feature Sewer: Covenants: Park Sp: OH Doors: Gas Av/Mo: Roof: Sewer: Exterior:	City Sewer (No 0 0 Metal City Sewer Aluminum, Block Concrete, Gravel	CFD Avail: Ceiling Ht:	

Public: This 5.5 acre lot features a 2,375 sq ft block building and a 2,390 sq ft metal building. This lot also has 19 metal storage containers that can be sold with the lot. The water main is 6 inches and close to a railroad spur. Call the agent today to view this property.

Show Instructions/Lockbox: Contact the agent to schedule a showing!

Listing Information										
List Office:	United Country Burke Auction & Realty (1	<u>99(</u> Minimum CC:	2.25%	List Date:	11/28/2021					
Office Phone:	618-592-4200	Variable:	No	Expire Date:	11/19/2022					
List Agent:	Bill Burke (359500545)	Owner Name:	Thomas & Brenda Sloan							
Phone:	618-553-4613	2nd Owner:								
List Type:	Excl Rt To Sell	Agt Owned:	No							
Possession:	At Close									

Information herein deemed reliable but not guaranteed; buyer should verify school districts and all information. <u>Matrix.CIBRMLS.com</u> Copyright 2021 12/07/2021 1:41 PM