

VACANT LOT

FOR SALE



DEVONSHIRE REALTY

3085 NORMANDY, SPRINGFIELD, IL 62703



PROPERTY OVERVIEW

Roughly 1 acre lot located just off Stevenson Dr. Situated on a corner lot across the street from the Secret Recipes Catering business. Lake Victoria PUD Zoning allows for "food world" uses, including restaurants. Located in Springfield/Sangamon County Enterprise Zone.

DETAILS

SF: 42,689; .98 acres
ASKING PRICE: \$40,000
TRAFFIC COUNTS: 14,000 VPD (Stevenson Dr.)
TAXES: \$1,632
ZONING: PUD

AREA DESCRIPTION: Multiple retail establishments in the area. Also near several residential neighborhoods. Easy access to I-55/I-72.

	1 Mile	3 Mile	5 Mile
Total Pop.	7,011	44,569	111,346
# of HH	2,991	18,474	48,714
Avg HH Income	\$50,404	\$56,735	\$64,814

FOR MORE DETAILS CONTACT:

Blake Pryor | bpryor@cbcdr.com
Coldwell Banker Commercial Devonshire Realty

Direct 217-726-3272
Office 217-547-6650

427 E. Monroe, Suite 400
Springfield, IL 62701