

# FOR SALE

\$19,000 / AC



**COLDWELL  
BANKER  
COMMERCIAL**  
DEVONSHIRE REALTY



## SE Quad of Rt. 133 & I-57

Arcola, IL 61910

### PROPERTY INFORMATION

#### SALE PRICE

\$22,500 per AC

#### LOT SIZE (AC)

29.62 AC

#### TAX ID

01-14-10-200-010

#### ZONING

Highway Commercial

### PROPERTY DESCRIPTION

Subject property is located on the Southeast Quad of Interstate 57 and IL State Rt. 133 in the Amazing Arcola IL. The property has Highway Commercial zoning that allows for a wide variety of uses with almost 2000' of I-57 visibility. The property is located adjacent to Carriage Crossing Senior Living and Best Western Plus Green Mill Village Hotel & Conference Center.

### AREA DESCRIPTION

Arcola IL is a smaller rural community just off I-57 in the heart of East Central IL. Property has interstate frontage and visibility on IL Route 133. IL Rt. 133 is home to several restaurants, gas/service stations, motels, and other retail businesses including but not limited to Dairy Queen, McDonalds, Subway, Monicals, and Dollar General to name a few. Located at the SE quadrant of I-57 and IL Route 133 with 22,400 vehicles per day and 6,750 vehicles per day respectively. This development site has roughly 30 acres suitable for fast food, gas, and/or hotel with all utilities to site. Arcola is 30 miles south of Champaign IL via I-57, 15 miles north of Mattoon IL via Rt. 45, 20 miles north of Charleston IL via Rt. 133/130, 146 miles northeast of St. Louis via I-57/I-70, 137 Miles west of Indianapolis, IN via Rt. 133/I-70, and 167 miles south of Chicago via I-57.



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LAND

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## AERIAL



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