



**COLDWELL BANKER  
COMMERCIAL**  
DEVONSHIRE  
REALTY

## RETAIL/OFFICE SITE FOR SALE

\$995,000



FOR SALE

### 130 South Gilbert,

Danville, IL 61832

**1.64 +/- ACRES**

**LAND**

#### SALE PRICE

\$995,000

#### LOT SIZE

1.64 +/- Acres

#### ZONING

B-2 & R-2 Mix

#### TAX PIN

2808305 023, 024,  
027, 030, 038, 039,  
040E, and 044

#### PROPERTY DESCRIPTION

This 1.6 acre site offers 315' of frontage and has the potential to expand to 2+ acres.

#### AREA DESCRIPTION

South Danville corridor is the main access route for southern rural communities and I-74 traffic. S. Gilbert's traffic count of 22,900 supports this corridor lined with multiple QSR's, professional offices, and retail service businesses.



#### LARRY KUCHEFSKI

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**COLDWELL BANKER COMMERCIAL  
DEVONSHIRE REALTY**

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