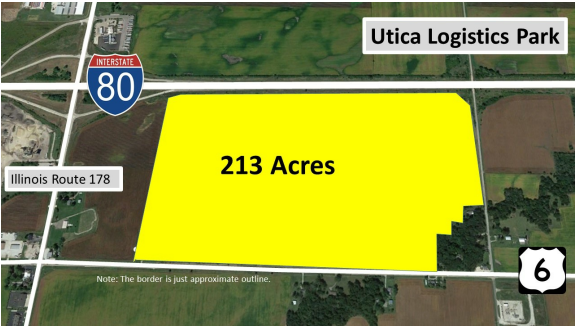




Zoning:	Industrial-Light
Topography:	Flat
Setting:	Agricultural Land
Within City Limits:	Yes
Sale Price Note:	Subject to Offer
Last Updated:	Jan 23, 2025

Economic Development Contact

Gina Czubachowski, MBA
North Central Illinois EDC
815 N. Orlando Smith Road E-309
Oglesby, IL 61348
(815) 224-0645 | gina@edcnci.org

Realtor/Owner Contact

Michael Fonda
Avison Young
847-420-3228 | michael.fonda@avisonyoung.com

Property and Area Description

Clark Run Logistics Center, a 215-acre business park, will accommodate up to 2.9M SF state of art distribution. From a central U.S. location, approximately three miles from the I-80 and I-39 interchange, this site has immediate direct access to the best-connected Federal Interstate Highway System. Within an hour of Metropolitan Chicago linked through rich commercial history and tradition, pro-business Utica, IL and vicinity is home to a reliable, industrious, and educated labor force.

Population

	50,493 10 Mile Radius	109,390 20 Mile Radius	180,628 30 Mile Radius
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Source: ESRI®, 2024

Households

	22,439 10 Mile Radius	47,154 20 Mile Radius	77,055 30 Mile Radius
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Source: ESRI®, 2024

Transportation

Nearest Highway: I-39 (4.50 mi.)
Nearest Interstate: I-80 (0.10 mi.)
Nearest Airport: Illinois Valley Regional Airport (7.50 mi.)
Nearest Commercial Airport: Central Illinois/Bloomington (60.00 mi.)
Rail Served: No
Rail Served By: None
Rail Accessible: No
Rail Infrastructure in Place: No

Utilities

Electric: Ameren Illinois
Natural Gas: Ameren Illinois
Water: Village of Utica
Sewer: Village of Utica