



Property and Area Description

Property Details > Total Acres: ±71.74 Acres > Can be Subdivided with minimum Lot Sizes 1 +/- Acres > Prime Location: Situated on the southwest corner of I-55 and W Market Street, offering excellent visibility and high traffic counts. > Join QuikTrip, Walmart, Aldi's and More: Positioned next to a brandnew QuikTrip Travel Center and across from Walmart, Aldi's & Blain's, ensuring strong customer traffic. > Ideal for Commercial Development: Perfect for retail, hospitality, fast food, mixed-use, apartments, industrial or service-oriented businesses seeking access and exposure. > Easy Interstate Access: Convenient on/off access to I-55 at Market Street. > High Visibility & Signage Potential: Exceptional frontage & signage opportunities. > Strong Demographics: Located in a growing commercial corridor with high daily traffic and strong consumer demand. > Utilities Available: Essential infrastructure accessible for development. > For Sale: Call Broker for Details!

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Nearest Highway: I74 (1 mi.)
Nearest Interstate: I55 (1 mi.)
Ingress/Egress Notes: 0.5 Mile to both I55/I74 onramps
Nearest Airport: Central Illinois Regional Airport (7 mi.)
Distance to Mass Transit: 2
Rail Served: Unknown
Rail Served By: Unknown
Rail Accessible: Unknown
Rail Infrastructure in Place: Unknown

Within City Limits: Yes
Last Updated: Feb 27, 2025

Economic Development Contact

Patrick Hoban
B-N Economic Development Council
200 W. College Ave Ste. #402
Normal, IL 61761
(309) 452-8437 | patrick@bnedc.org

Realtor/Owner Contact

Jason Morgan
Cornerstone Commercial Realty, Inc.
(314) 560-8114 | jm@ccr-stl.com