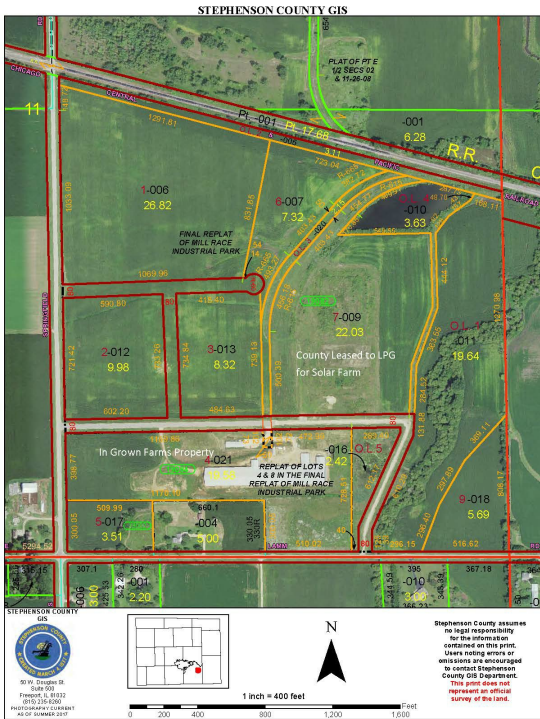


Mill Race Crossing

NE Corner Springfield Rd & Lamm Rd. | Freeport, IL | US | Stephenson County
 Available Acres: 80 | Sale Price: \$20,000



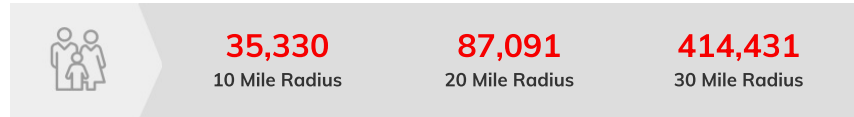
Illinois
 Department of Commerce
 & Economic Opportunity
 JB Pritzker, Governor



Property and Area Description

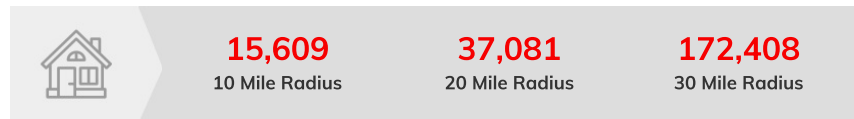
Spur possible with Canadian National* Sites 2.5 A & up. Currently Zoned Industrial / Manufacturing & Distribution applicable. Industrial park is owned by Stephenson County and not developer controlled. Located in Illinois' only County TIF District with State Enterprise Zone & availability of Foreign Trade Zone status. Local Airport: Minutes from Albertus Airport, 30 minutes from Chicago-Rockford International Airport and 90 minutes from Chicago O'Hare International Airport.

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

| | |
|----------------------------|--------------------|
| Zoning: | Industrial-Heavy |
| Topography: | smooth grade; flat |
| Setting: | Industrial Park |
| Within City Limits: | No |
| Specialty Features: | TIF District |
| Sale Price: | \$20,000 |
| Sale Price Note: | 20,000 per acre |
| Last Updated: | Aug 23, 2023 |

Transportation

- Nearest Highway:** Route 20 (2.00 mi.)
- Nearest Interstate:** Business Route 20 (1.00 mi.)
- Nearest Airport:** Freeport Albertus Airport (2.50 mi.)
- Nearest Commercial Airport:** Chicago-Rockford International Airport (28.00 mi.)
- Rail Served:** Yes
- Rail Served By:** Other
- Rail Type:** Active
- Rail Accessible:** Yes
- Rail Infrastructure in Place:** Yes

Utilities

- Electric:** ComEd
- Natural Gas:** Nicor Gas
- Water:** Contact Broker
- Sewer:** Contact Broker

Economic Development Contact

Andrea Schultz-Winter
 Greater Freeport Partnership
 110 W Main St
 Freeport, IL 61032
 (815) 233-1354 | awinter@greaterfreeport.com

Dave Pierson | Economic Development Representative | IL Dept. of Commerce and Economic Opportunity
 100 W. Randolph St., Suite 3-400 | Chicago, IL 60601 | (312) 814-1346 | david.pierson@illinois.gov