



Zoning:	Industrial-Light
Topography:	level
Setting:	Unknown
Within City Limits:	No
Sale Price:	\$3,428,855
Last Updated:	Apr 25, 2025

Economic Development Contact

Andrea Monroe
Maple City Area Partnership
89 Public Square
Monmouth, IL 61462
(309) 734-3181 |
andrea.monroe@cityofmonmouth.com

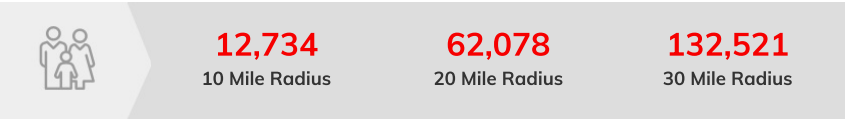
Realtor/Owner Contact

Edward Thompson
Western Illinois Realty LLC
309-255-1332 |
ethompson@westernillinoisrealty.com

Property and Area Description

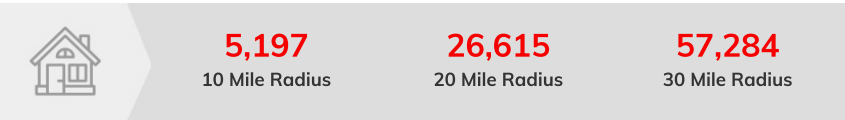
Located at the intersection of US Hwy 67 and US Hwy 34. US 67 is presently a 4-lane Hwy and so is US 34. It runs from US interstate 74 and connect to the new "Avenue of the Saints" in Iowa and on to Des Moines, IA. It is adjacent to an enterprise zone and has a Burlington Northern-Santa Fe Railroad Spur frontage. City Water and Sewer have been run within a few feet of the property. Tremendous developmental potential!

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Nearest Highway: US Highway 67 and 34 Bypass (.25 mi.)
Nearest Airport: Monmouth (3.00 mi.)
Nearest Commercial Airport: Quad City International Airport (43.00 mi.)
Rail Served: Unknown
Rail Served By: Other
Rail Accessible: Unknown
Rail Infrastructure in Place: Unknown