

# Development Land For Sale

## 2430 South Grand Ave East - Springfield, Illinois



**Zoning:** B-2 (City of Springfield)

**Lot Size:** +/- 0.66 acres

**APN:** 22020201015, 22020201013

**Property Type:** Lots/Acres/Farms

**Asking Price:** \$ 56,000

- Highly visible corner lot on an arterial roadway
- Convenient to the I-55 & South Grand avenue interchange
- 13,100 ADT on S. Grand Ave at intersection
- Mix of various businesses in the area including retail, service, light industrial
- Located in the Dirksen Parkway Commercial TIF
- Located in an Opportunity Zone



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