



MARQUETTE PROPERTIES, INC.

Peter Fleming

Office: 815-941-0207

Cell: 773-882-6286

marquetteprop@sbcglobal.net

Michael Fleming

Office: 815-941-0207

Cell: 815-347-5151

mjfleming51@gmail.com

FOR SALE

Retail Site on I-55 – Channahon, IL

Acres: 1.61 acres

Location: I-55 & Rt. 6 Channahon, IL

Zoning: Village of Channahon C-3 Commercial

Price: \$699,000 **Taxes:** \$16,208.16 (2016)

Comments: Great location at the I-55 interchange of U.S. Rt 6 .
Additional access on brand new frontage road.
Property located within TIF District.



519 Franklin St. Suite 102

Morris, IL 60450

www.MARQUETTEPROPERTIES.com



MANOR MOTEL

The PrivateBank

Future Site for



**SUBJECT PROPERTY
1.61 Acres**

THORNTONS



**VENTURE ONE
REAL ESTATE**



Marquette Properties, Inc.
(815) 941-0207 • Morris, IL
www.MARQUETTEPROPERTIES.com