

10 AC LIMESTONE TWP

2000-2834 West 2000S Road
Kankakee IL 60901

For more information contact:

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GOODWIN



County:	Kankakee
Township:	Limestone
Gross Land Area:	10 total acres with potential split into (2) 5 acre parcels.
Property Type:	Vacant Single Family Lots
Possible Uses:	Residential Development Lots
Total Investment:	\$89,000 for 10 total acres
Buildings:	No Buildings
Utilities:	Private Well and Septic required



Residential building lot near Limestone in Kankakee County. 10 acre or can be split into two 5 acre parcels in Limestone Township. Approximately 330 feet of frontage, subject to a survey.

LISTING DETAILS

GENERAL INFORMATION

Listing Name: 10 Ac Limestone Twp
Tax ID Number/APN: 07-16-14-200-002 and 07-16-14-200-003
Possible Uses: Residentail
Zoning: A-1 Agriculture
Sale Terms: Sellers are looking for a cash or conventional closing.

AREA & LOCATION

School District: Elementary : District 2
Junior High School: District 2
High School: Herscher High School District 2
Site Description: Intersection is Airport Road and Route 115
Highway Access: Route 57
Largest Nearby Street: Route 115
Transportation: Kankakee Airport is 10 minutes away
Midway is 1 hour and 22 minutes away

LAND RELATED

Zoning Description: A-1 Agriculture

FINANCIALS

Finance Data Year: 2015
Real Estate Taxes: \$2,286.42
Investment Amount: \$89,000

LOCATION

Address: 2000-2834 W 2000S Road
County: Kankakee

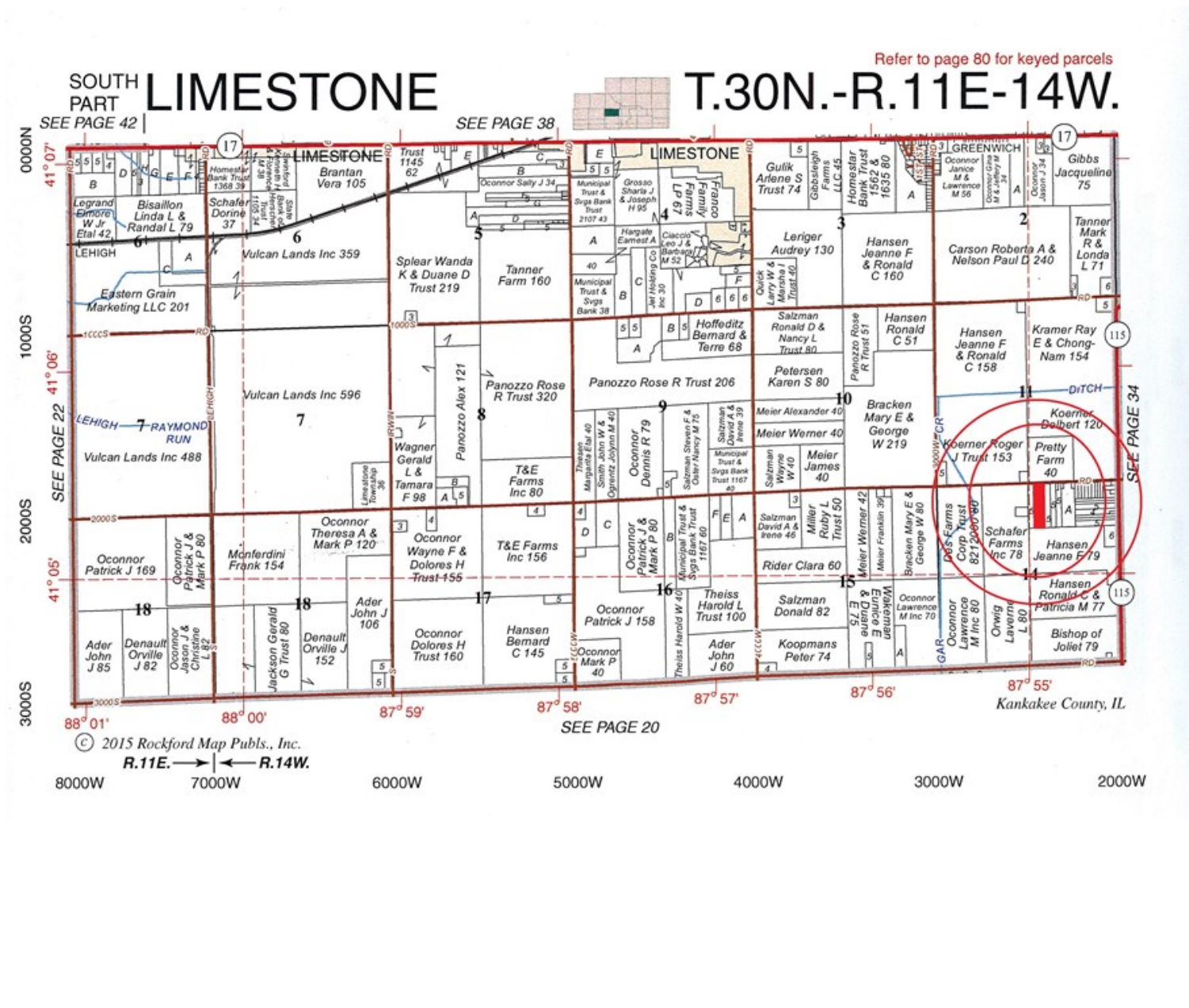
10 AC MC DONALD AERIAL WITH TEXT



10 AC MCDONALD AERIAL 3



10 AC LOT LIMESTONE CROPPED



FSA LIMESTONE 10 AC

Aerial Map

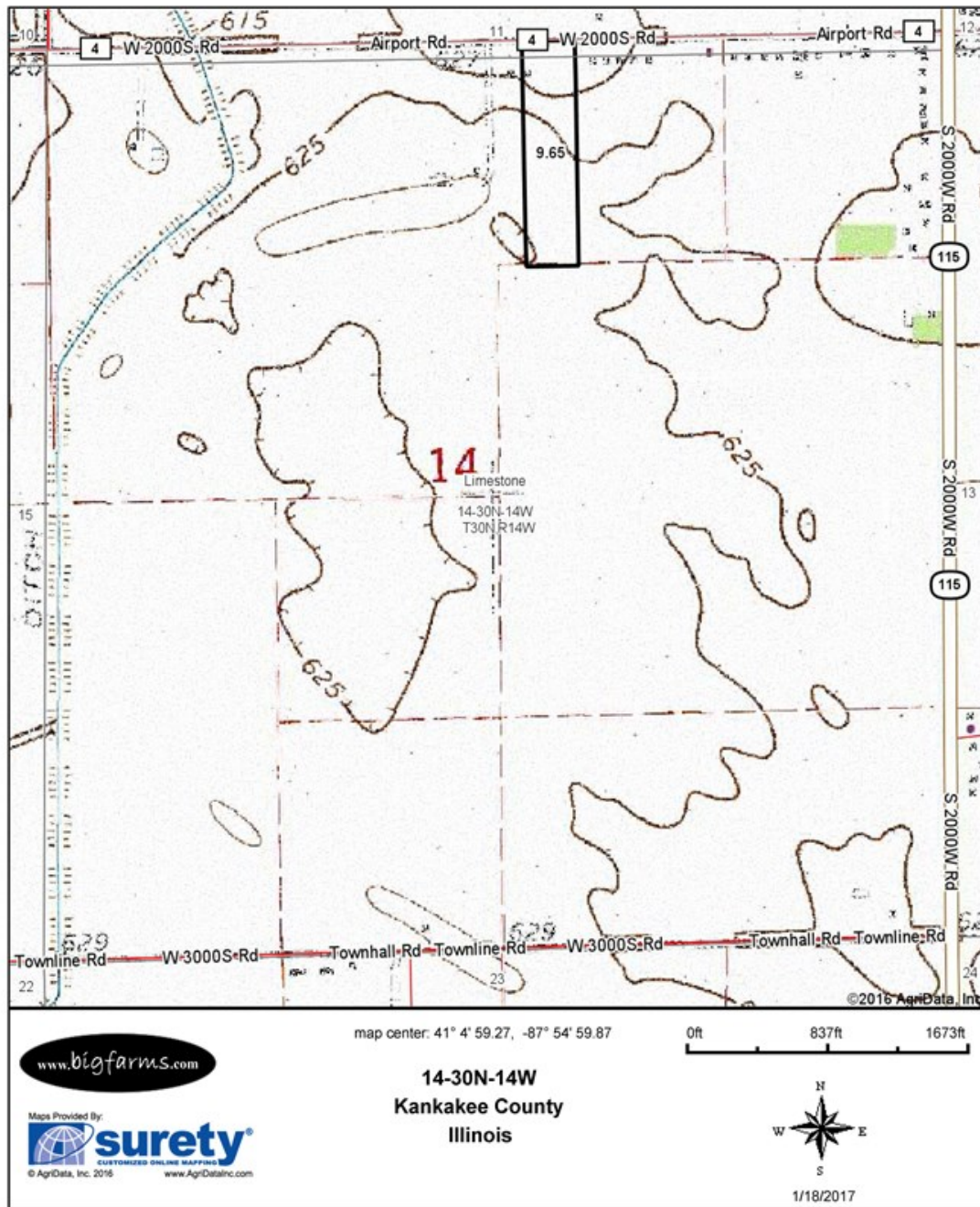


AERIAL 2 WITH TEXT



TOPO 10 AC LIMESTONE

Topography Map



PROFESSIONAL BIOGRAPHY

Goodwin & Associates Real Estate, LLC is an experienced Illinois land brokerage firm located in Shorewood, Illinois. We specialize in vacant land sales including farmland and commercial/residential development land. Managing Illinois Land Broker and owner, Mark Goodwin, has extensive background in both agriculture and Real Estate, which provides him the knowledge to effectively negotiate and close transactions.

Since 1996, Mark Goodwin has successfully provided brokerage services to landowners throughout the Midwest earning him the title of Accredited Land Consultant, (ALC) designated by the Realtors Land Institute. Throughout his life experiences Mark has acquired a unique background of understanding both the agricultural side of land sales as well as the development side and has made numerous valuable contacts with land owners, brokers and developers. Mark was awarded Illinois Land Broker of the Year in 2011 by the Illinois RLI Chapter.



AGENCY DISCLOSURE

Goodwin & Associates Real Estate, LLC has previously entered into an agreement with a client to provide certain real estate Illinois brokerage services through a Broker Associate who acts as that client's designated agent. As a result, Broker Associate will not be acting as your agent but as agent of the seller.

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