

Gates Property



FOR SALE
10± acres
Kendall Co., IL



For further information contact:
Leslie H. "Chip" Johnston
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801 Warrenville Road, Suite 150
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Designated Agent for Seller



*Prime 10.7± acre Residential/Commercial
Development Site in
Yorkville, Illinois*

Gates Property

Table of Contents

Property Description:	3
Aerial Photo	4
Zoning Map	5
Disclaimer:	6

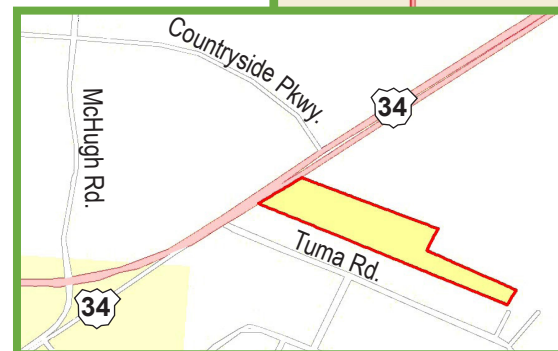


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Property Description

- Size:** 10.7± est. total acres
Location: Route 34 east of Tuma Road, Yorkville, IL
Legal: Part of Sections 27 & 28, Bristol Township T37 North, Range 7 East, Kendall County, Illinois
Improvements: None
Price: ~~\$4,800,000~~ ^{Reduced} \$2,490 \$3,000,000 (\$6.45/sq. ft.)
Zoning: Agricultural but possible residential/commercial.
Yorkville Demographics: 50± mi. southwest of Chicago, IL
 I-88 to the north; I-80 to the south; I-55 to the east
 Yorkville Community Unit School District #115
 Higher education available at Aurora University, Joliet Junior College, Rasmussen College or Waubonee Community College
 Quality healthcare available at Dreyer Medical Center, Rush-Copley Emergency Center, Edward Hospital & Health Services
 More information available at www.yorkville.is.us
Showing: Please contact agent
Management: Professional farm management available



Aerial Photo

10± acres
27, 28-37N-7E
Kendall County, Illinois



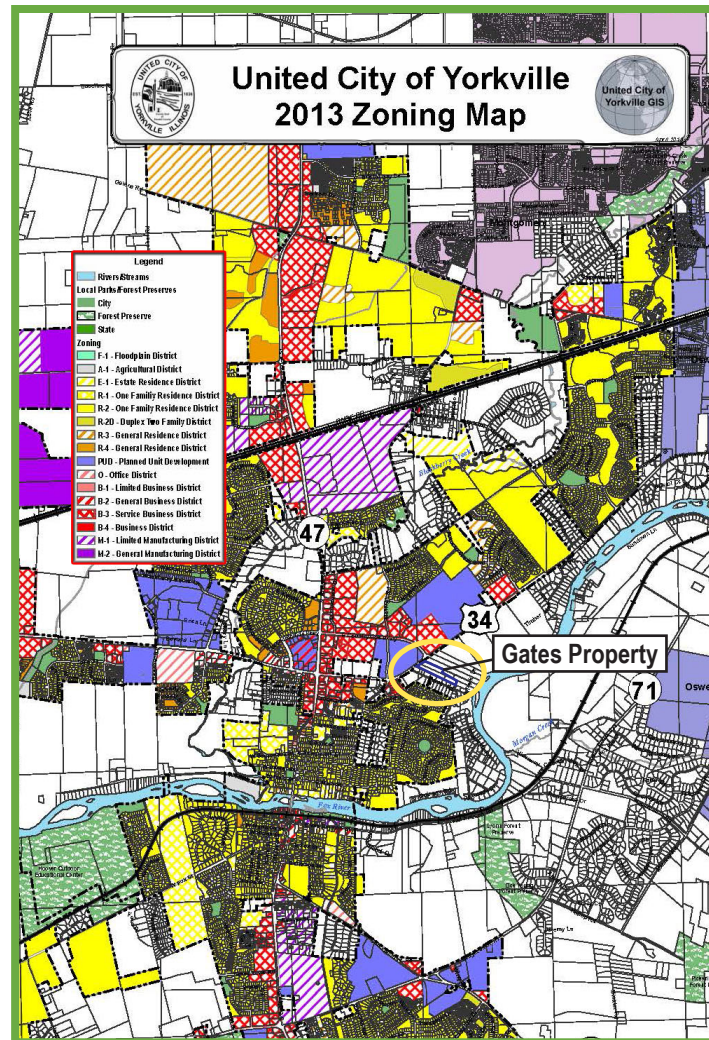
Maps provided by:



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Zoning Map

Map courtesy of the
 United City of Yorkville
www.yorkville.il.us



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