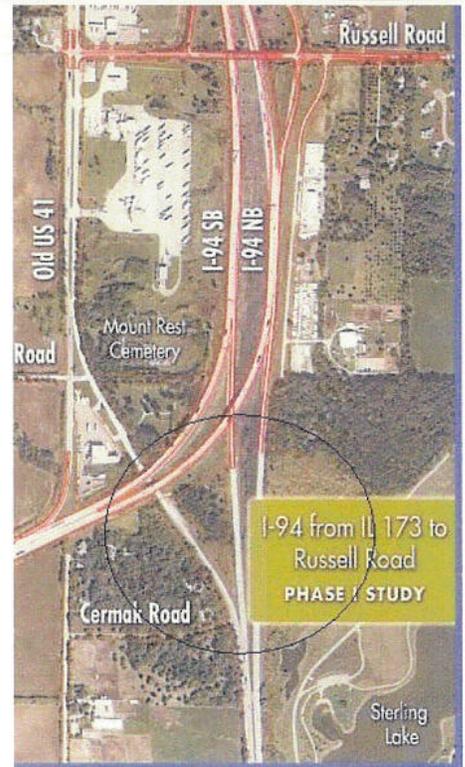
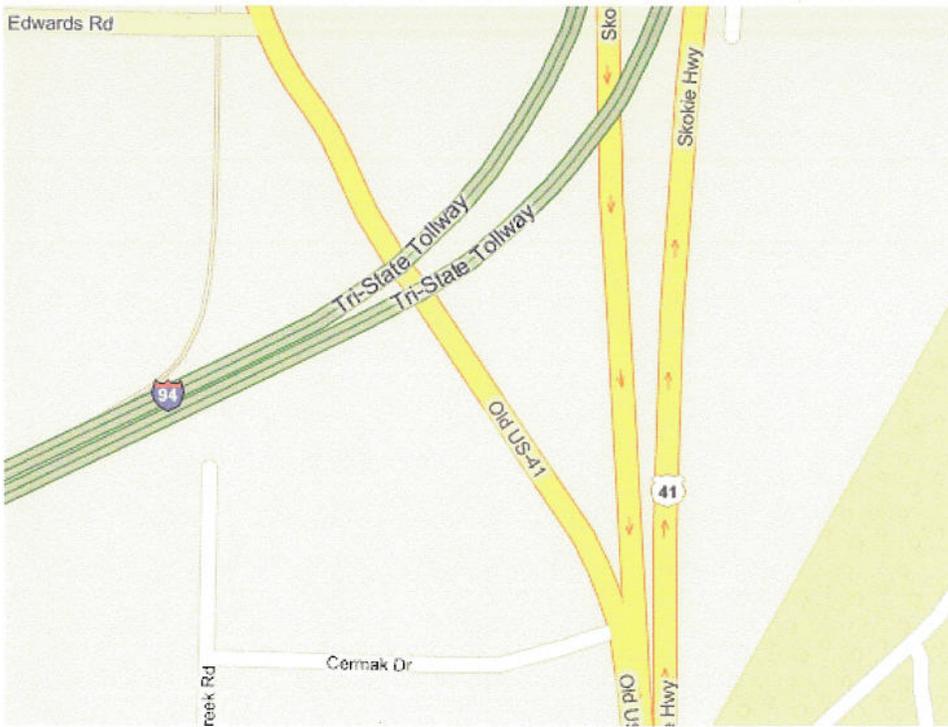


HIGH VISIBILITY BUSINESS VACANT LAND WITH EXPOSURE TO ROUTE 41 AND I-94

\$269,900



PRIME VACANT TOLLWAY ACREAGE

Extremely desirable business location with excellent advertising exposure on Illinois toll way I-94 and Illinois Rte 41. This triangular 3.8 acre site is zoned highway business and has over 100 use's. Prime 900 feet on Rte 41 and 500 on IL-94.

This key parcel is located on the Illinois- Wisconsin state line. It is in the Village of Wadsworth's Gateway Economic Development Area.

Recognizing the importance of this expanding area the State of Illinois has recently expanded the toll way to 4 lanes north and south of the state line and the State of Wisconsin is continuing the expansion north.

This is a great opportunity for your company to advertise on major highway from your own site location. Current State of Illinois traffic studies show 100,000 + cars and 26,000 + trucks pass this site daily.

There is only one site like this . You work hard. Let this location work hard for you 24/7

42323 N. US HWY 41, WADSWORTH, IL 60083



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