



1023 N. Main Street

Monmouth, Illinois

Sale Price: \$265,000

Property Features

- Prime location for retail commercial development, just south of Monmouth by-pass and intersection of US 34 and US 67
- Near hotels and extensive commercial and industrial development including Smithfield Foods
- 0.58 acres located in the Monmouth Enterprise Zone with main terms including
 - 10 year tax abatement on new construction
 - Sales tax abatement on construction materials



Dwayne R. Anderson, CPA, PFS, ALC

Commercial Broker & Accredited Land Consultant

direct: 563.823.5130

call or text: 309.781.5490

email: danderson@ruhlcommercial.com



For Sale Commercial Development Property



2017 Demographics

	1 Mile	3 Miles	5 Miles
Total Households	1,903	3,781	3,990
Total Population	5,300	10,033	10,545
Median Household Income	\$39,144	\$41,333	\$41,846
Median House Value	\$92,960	\$88,831	\$89,801

