

**FOR SALE:**

99,894 Sq. Ft. Vacant Land (Zoned Commercial/Business Retail GC)  
37696 N. Route 59 • Lots 33 - 41 • Lake Villa • IL 60046



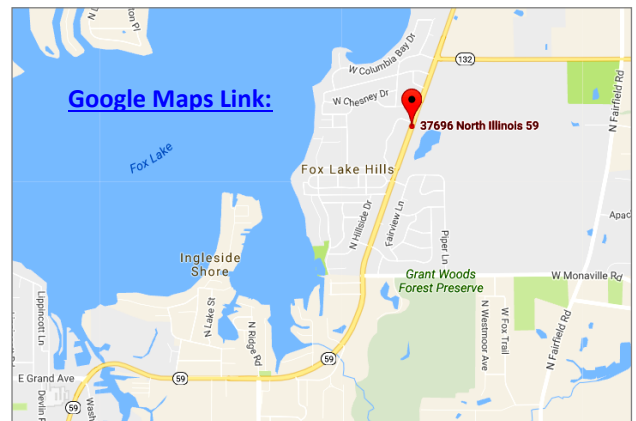
Contact:

[Ken Eichelberger](#)

847-533-7144 (Cell)

[jcf.ike@sbcglobal.net](mailto:jcf.ike@sbcglobal.net)

**DIRECTIONS:** Located at the Intersection of IL Route 59 and  
N. Amber Way, Lake Villa, IL.



[Google Maps Link:](#)

**PROPERTY HIGHLIGHTS:**

**LOT NUMBER:** Lots #33 - 41 (9)  
PIN#: 05-01-209-018 through 028-030

**SIZE:** 99,894 Sq. Ft.  
(626' x 160')

**PURCHASE PRICE:** \$599,000.00

**ZONED:** General Commercial  
Business Retail

**UTILITIES TO SITE:** Yes

**SURVEY AVAILABLE:** Upon Request

**SOIL TEST AVAILABLE:** No

**PRICED WELL BELOW APPRAISED VALUE  
LOOKING FOR IMMEDIATE SALE!**

**Ready for Development**

**Part of the Amber Shores Subdivision**

**Nine commercial/retail lots on Illinois  
Route 59**

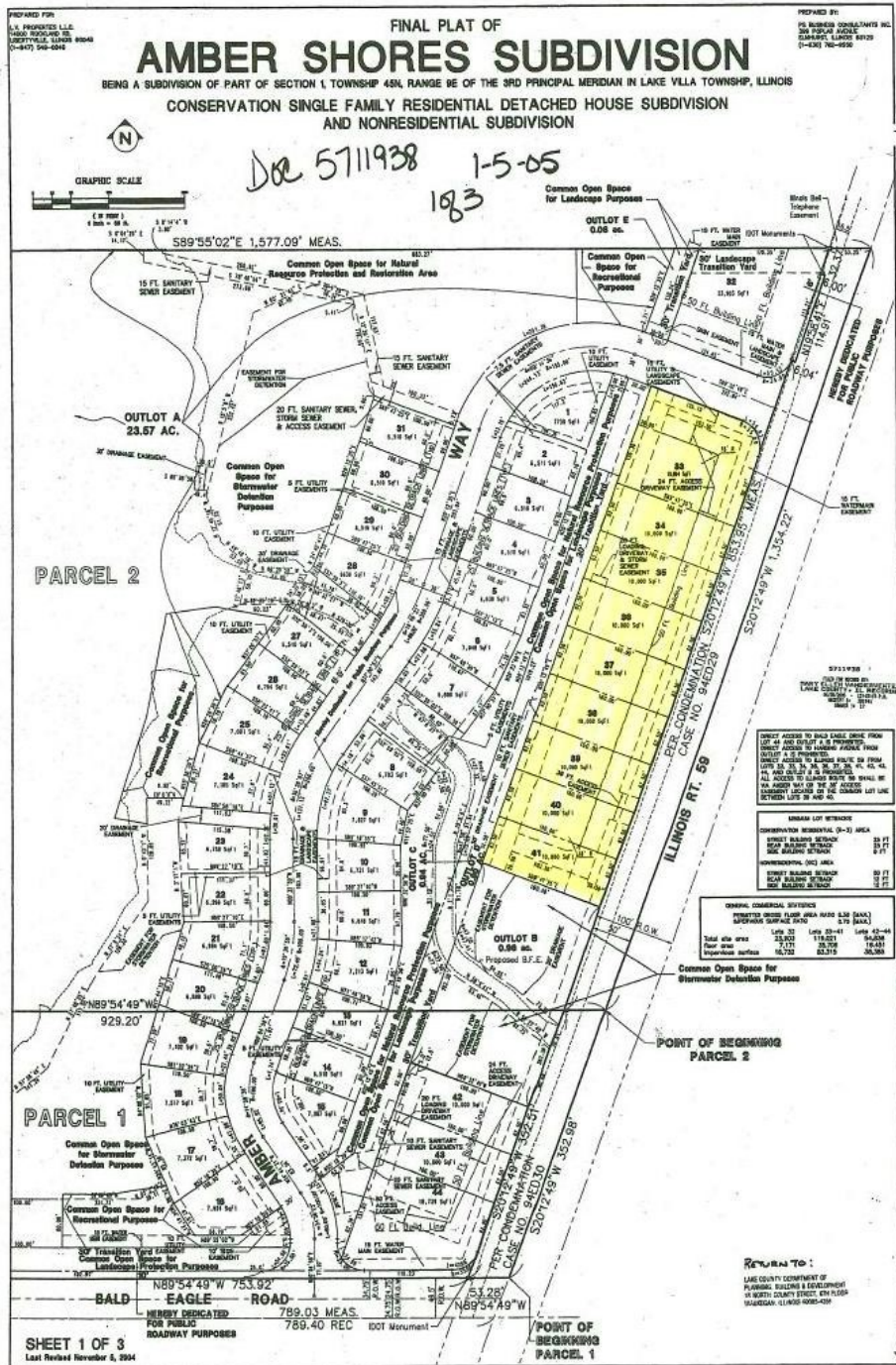
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