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## **For Sale: 21 +/- acres (I - Zoning) Tabler Rd – Grundy Cty, IL**

**Location:** East side of Tabler Road at Sand Ridge Road  
(located just north of U.S. Route 6 at Lyondell Plant)

**Acres:** 21.71 +/- acres

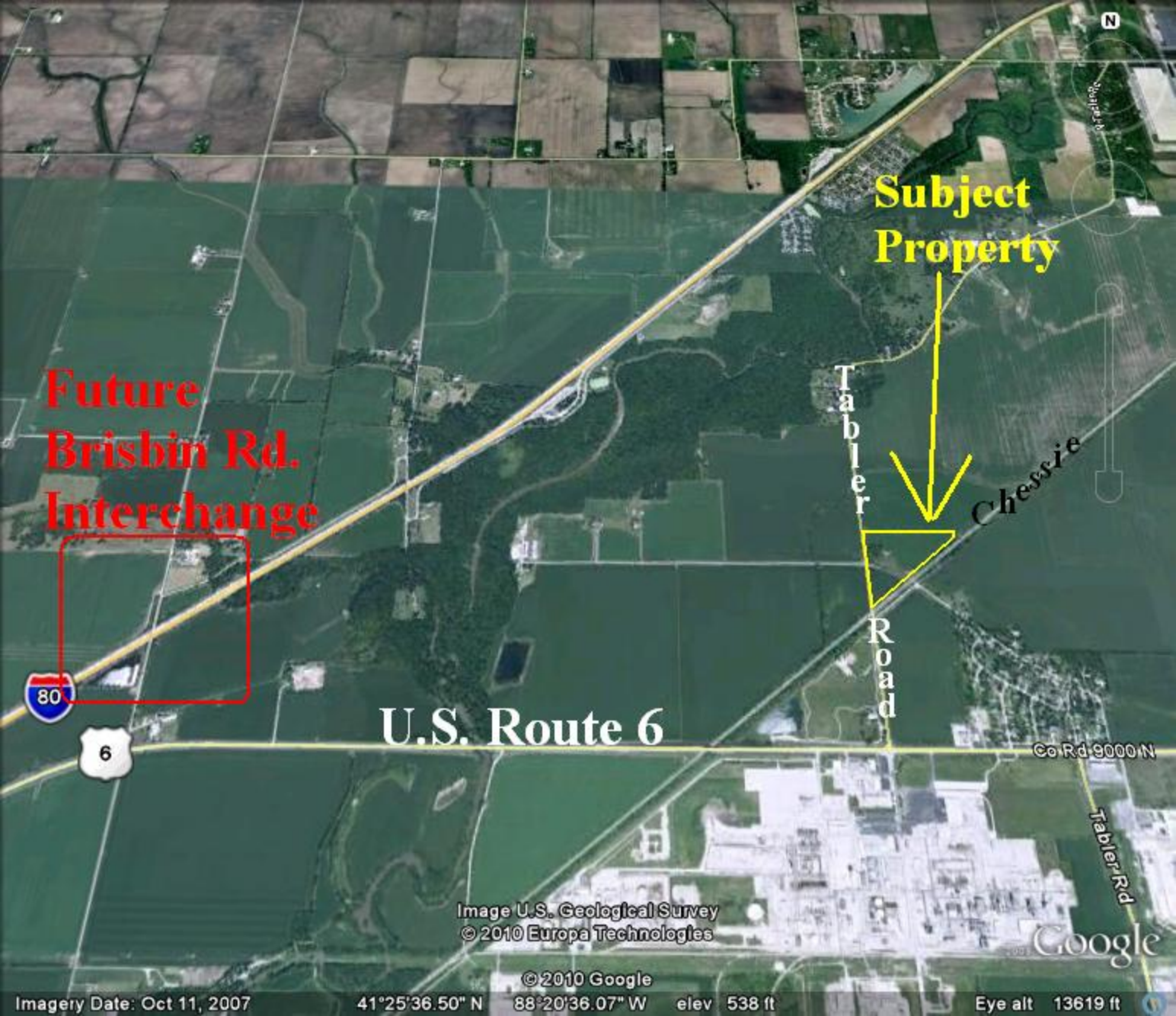
**Price:** \$759,850 or \$35,000 per acre

**Zoning:** Grundy County Industrial Zoning  
Unincorporated Aux Sable Twp. - Grundy County

**Comments:**

- Property located within the Grundy County EDPA Zone 1  
(see attached information sheet regarding specific incentives available)
- Tabler Rd is an improved roadway which provides easy access to U.S. Route 6
- Excellent site for logistics, manufacturing, warehousing, distribution, and contractor shops, etc.

**Marquette Properties, Inc.**  
519 Franklin St., Ste. 102, Morris, IL 60450



**Subject Property**

**Future  
Brisbin Rd.  
Interchange**

Tabler  
Road

Chessie

**U.S. Route 6**

Co Rd 9000 N

Tabler Rd

Image U.S. Geological Survey  
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Imagery Date: Oct 11, 2007

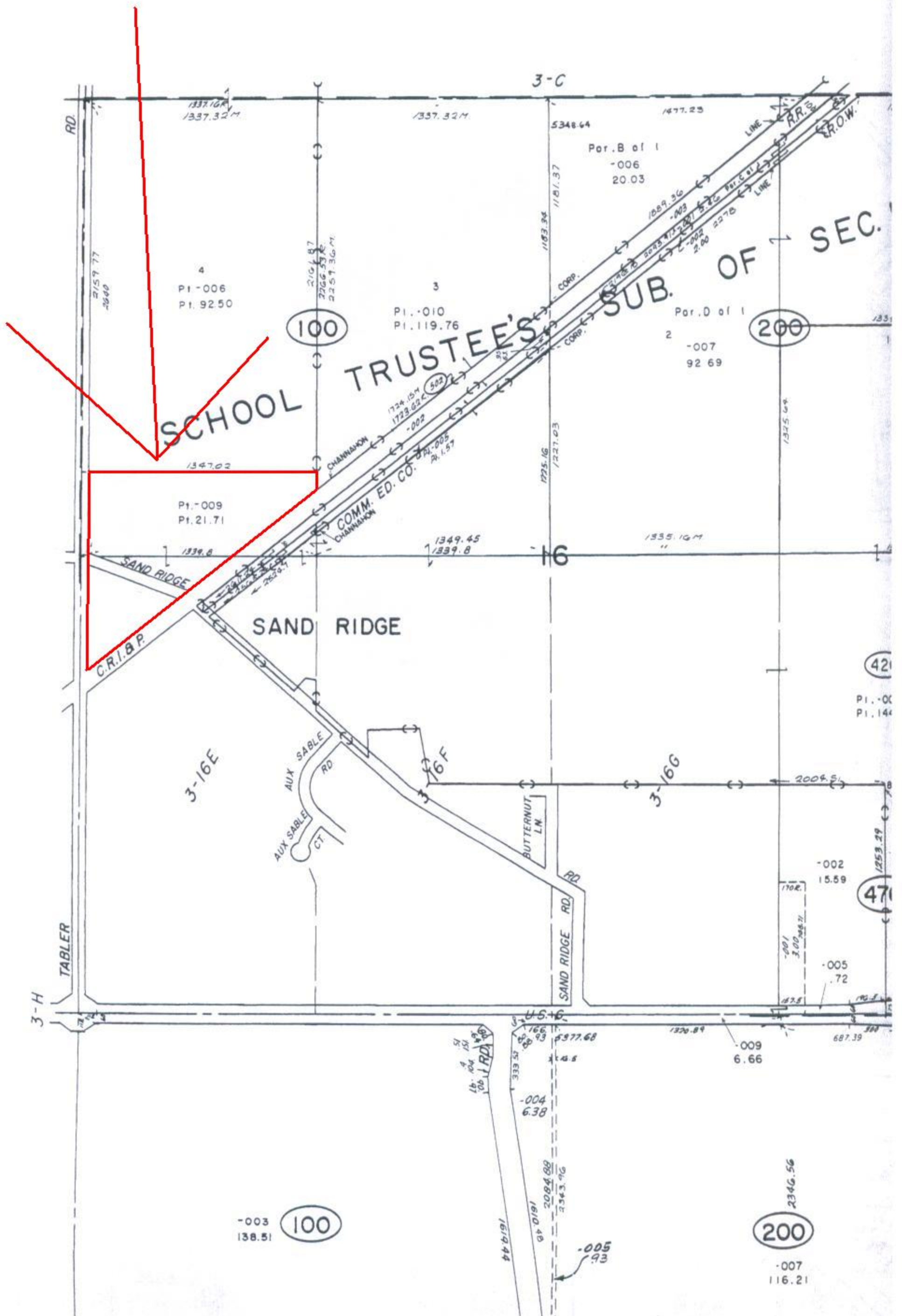
41°25'36.50" N

88°20'36.07" W

elev 538 ft

Eye alt 13619 ft

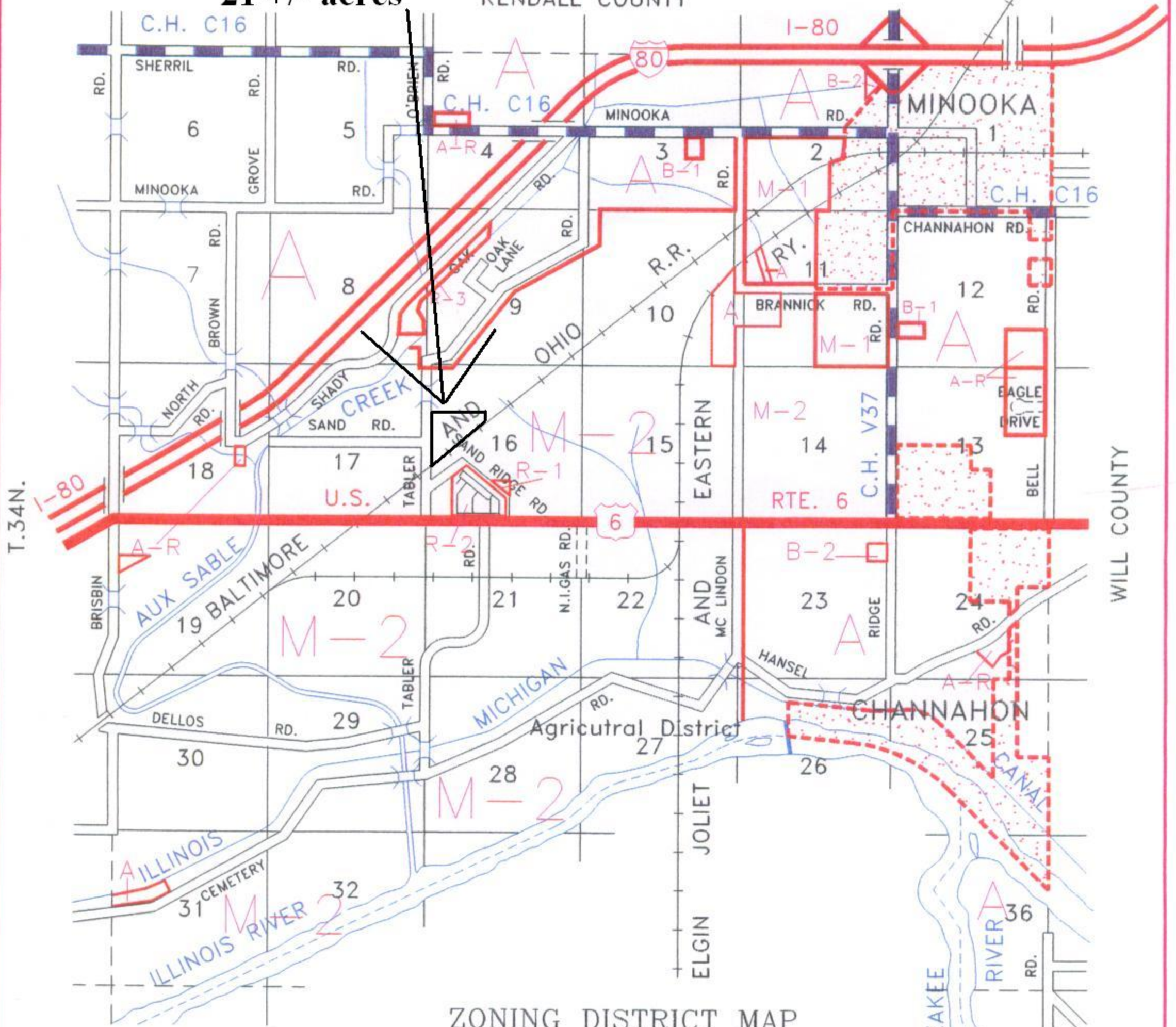
# Subject Property 21 +/- Acres



# Subject Property

21 +/- acres

R.8E.  
KENDALL COUNTY



ZONING DISTRICT MAP

- A Agricultural District
- A-R Agricultural Residential District
- R-1 Single family Detached Residence District
- R-2 Single family Detached Residence District
- R-3 Single family Attached and Multiple family Residence District
- R-R Recreational Residence District
- B-1 Business District
- B-2 Commercial District
- B-3 Motorist Service District
- M-1 Manufacturing District
- M-2 Manufacturing District
- M-3 Manufacturing District

REVISED 1-9-96

STATE OF ILLINOIS  
GRUNDY COUNTY  
AUX SABLE  
TOWNSHIP

North  
Scale: 1" = 1 MILE