



1625 East Broadway
Alton, IL 62002

FOR SALE
Build to Suit



- 55 Acres ready for future development
- Pro-business environment / Enterprise Zone/ Hub Zone
- City of Alton TIF District
- Rail available – Norfolk Southern & Union Pacific
- Utilities already at the site

- Dual fiber optics possible
- Abundant skilled work force
- Excellent highway access and visibility
- Variety of uses possible
- Price is negotiable depending on project

The Alton Center Business Park is a 150 acre mixed-use development located just off the Clark Bridge and Illinois 143. Located only blocks away from the Alton marina, the Alton Belle Casino, the amphitheater and downtown shops and restaurants.

ClarkPROPERTIES

314-884-7000

www.clark-properties.com

The information contained herein is not guaranteed and while gathered from sources believed to be reliable, the information should be verified prior to the close of transaction in connection herewith. Specifications may change at any time.

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LEGEND:

- AMERICAN WATERWORKS ■
- AMERICAN WATER RESOURCES (AWR) ■
- ADVANCED OUTSOURCE SOLUTIONS (AOS) ■
- IMPERIAL MANUFACTURING GROUP ■
- AVAILABLE SPACE - BLDG 1 ■

BUILDING 1 = 228,000 SF
 BUILDING 2 = 222,400 SF
TOTAL BUILDING AREA = 450,400 SF

Existing Building
 69,650 SF Available

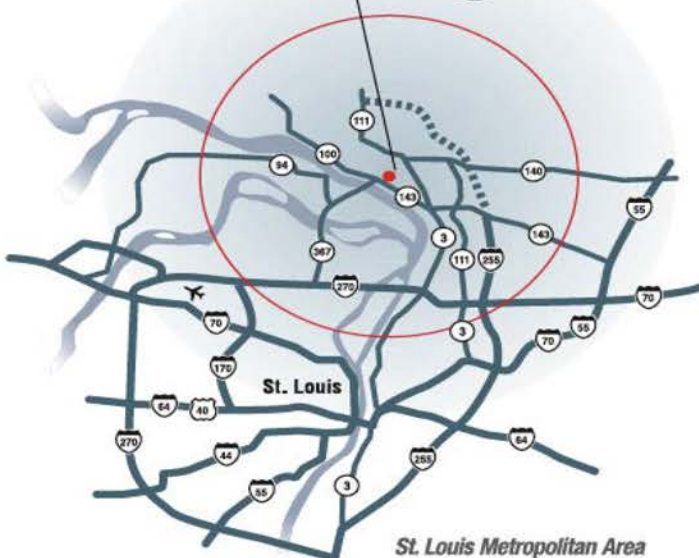
Alton Center Business Park



ALTON CENTER BUSINESS PARK - SITE PLAN

SCALE: N.T.S.

01.30.2015



ClarkPROPERTIES

DEVELOPMENT, MANAGEMENT,
 BROKERAGE

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