



- Size:** 20 – 160 Acres
- Uses:** Retail frontage potential
Commercial
Industrial bulk sites from 20 acres
- Improvements:**
- Access Road Construction – Summer 2006
 - All utilities to site
 - Sanitary sewer - RMU
 - Water main – 10” - RMU
 - Gas service – Northern Illinois
 - Electric service - RMU
 - Lift station on site
- Development Covenants:** in process
- Price:** Retail/commercial frontage from \$5.00 PSF
Industrial land from \$2.00 PSF
- Benefits:**
- Proximity to the state-of-the-art UP global III Intermodal Transportation facility
 - Rochelle railroad provides dual access to RR and BNSF
 - Rochelle Municipal Utilities (RMU) - One source for high speed internet, electric, water, sanitary sewer, fiber-optics
 - Foreign trade zone adjacent to Global III
 - Real estate tax abatement program available
- Access:** Minutes to 4-way interchange at Route 38 and I-39

FOR FURTHER INFORMATION, PLEASE CONTACT:

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City of Rochelle