

FOR SALE

Route 6 & Navajo
CHANNAHON, IL

PROPERTY HIGHLIGHTS:

- 3 parcels in the town center, located directly on Route 6
- Parcels are available individually, or as a portfolio
- Easy access to I-55
- Prime location in the heart of Channahon
- **PRICED AS FOLLOWS:**
- LOT 6 (GREEN) 15.191 AC - \$580,000
- LOT 8 (YELLOW) 17.99 AC - \$1,700,000
- LOT 5 (BLUE) 4.125 AC - \$675,000

Additional properties are available as a portfolio offering.



DEMOGRAPHICS

1 Mile	
Population	3,279
Avg. Income	\$113,163
3 Miles	
Population	20,386
Avg. Income	\$98,903
5 Miles	
Population	32,044
Avg. Income	\$98,251

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BROKERAGE | 1031 EXCHANGES

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