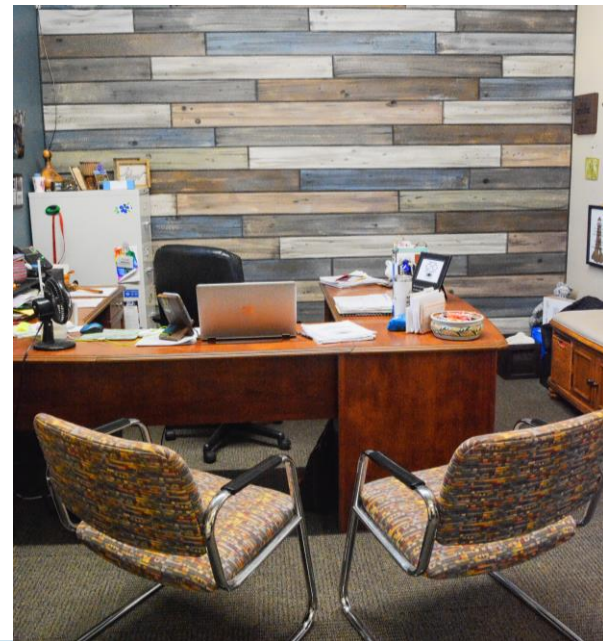




131 E. Ferguson Avenue

Wood River, IL

- Move-in Ready!!
- Owner / tenant moving to larger building across the street
- Central Downtown Wood River location
- Two adjoining buildings
- Numerous offices, break room, storage
- Large open areas for training, conferences or storage/shop space
- 11' antique tin ceiling in large open area
- Alarm systems intact (fire & security)
- Wired for data & digital phone systems
- 3 accessible bathrooms
- Laundry / shower room
- Nice cabinets in office common area
- Two high efficiency HVAC systems



List Price: \$169,000

For more information:

Michael Kelly

618-381-8433 • Mobile
makelly231@msn.com



DISCLAIMER

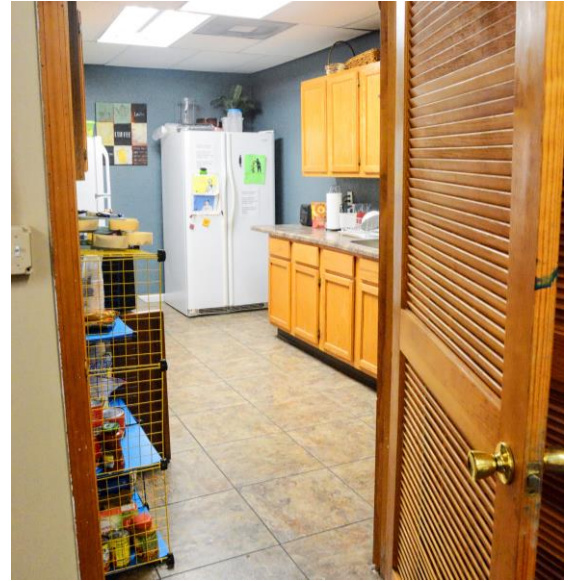
The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease.

S. ADAMS AGENCY, INC.
215 E. Center Drive, Suite G
Alton, IL 62002
618-465-8900

www.adamsdevelopmentco.com

131 E. Ferguson Avenue
Wood River, IL

Office / Retail / Warehouse
For Sale
6711 +/- SF



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Floor Plans

131 E. Ferguson Avenue

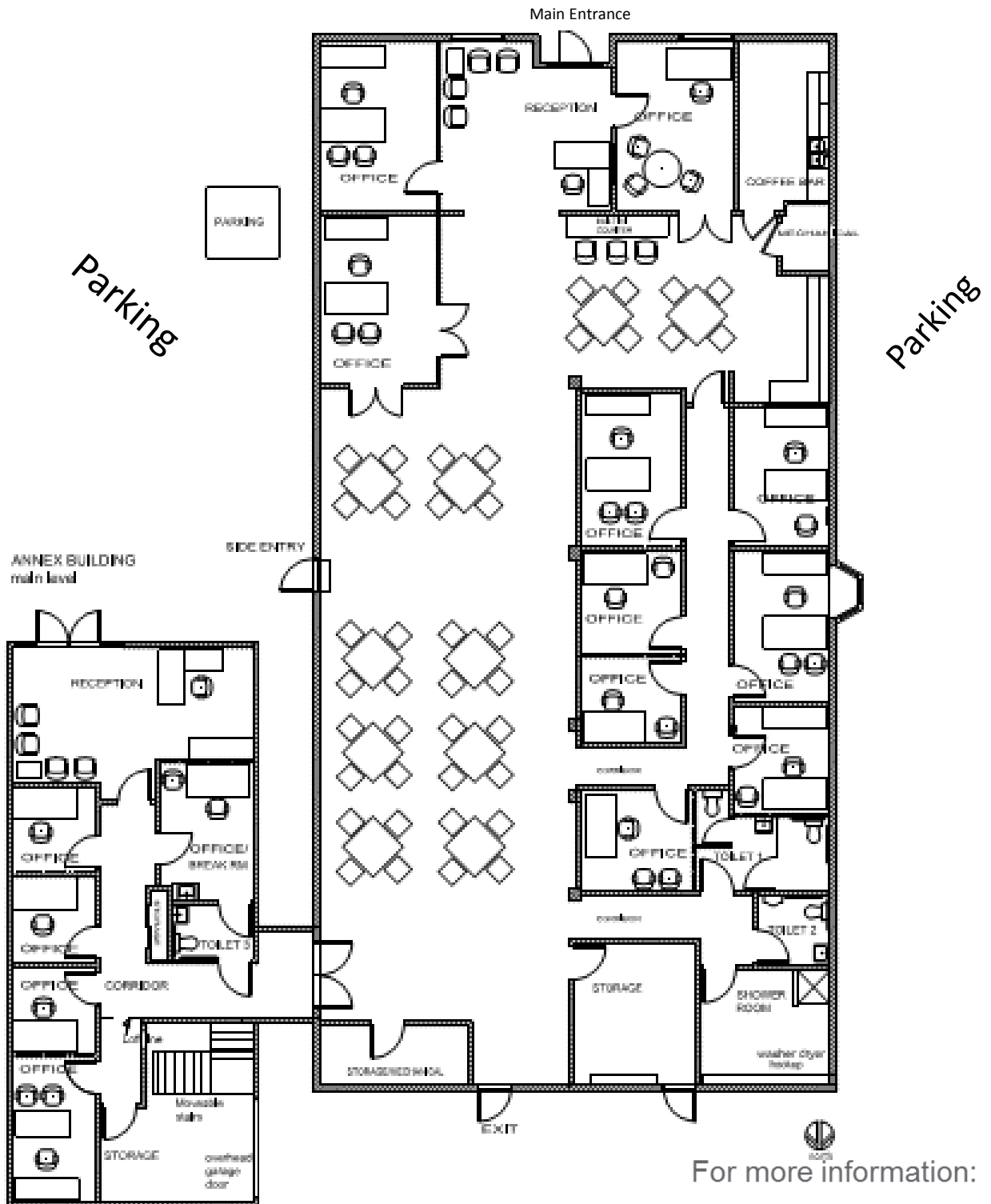
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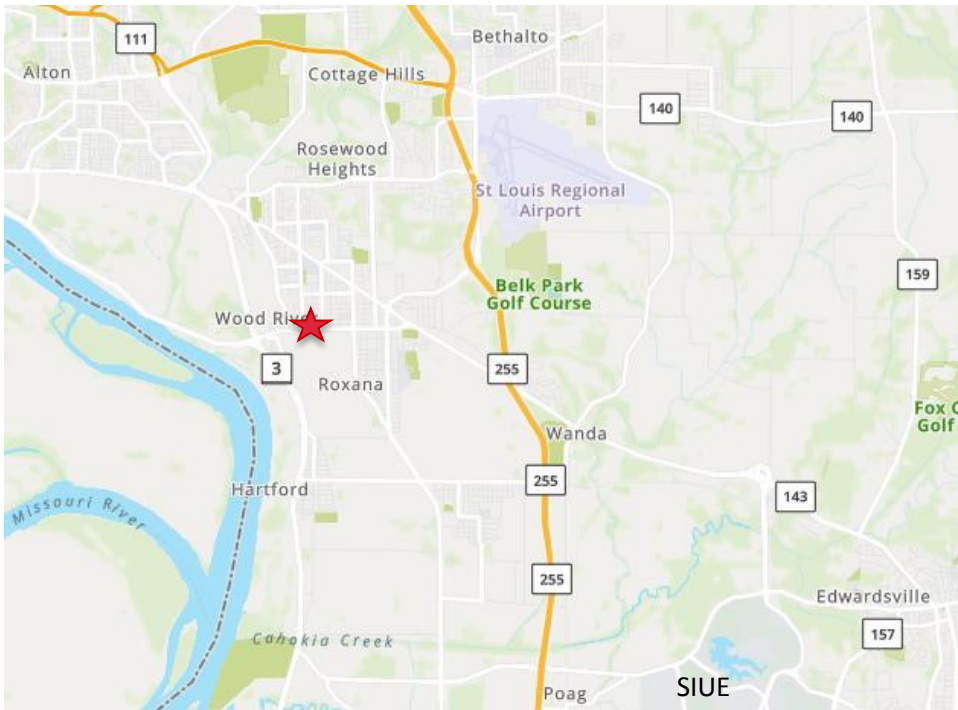
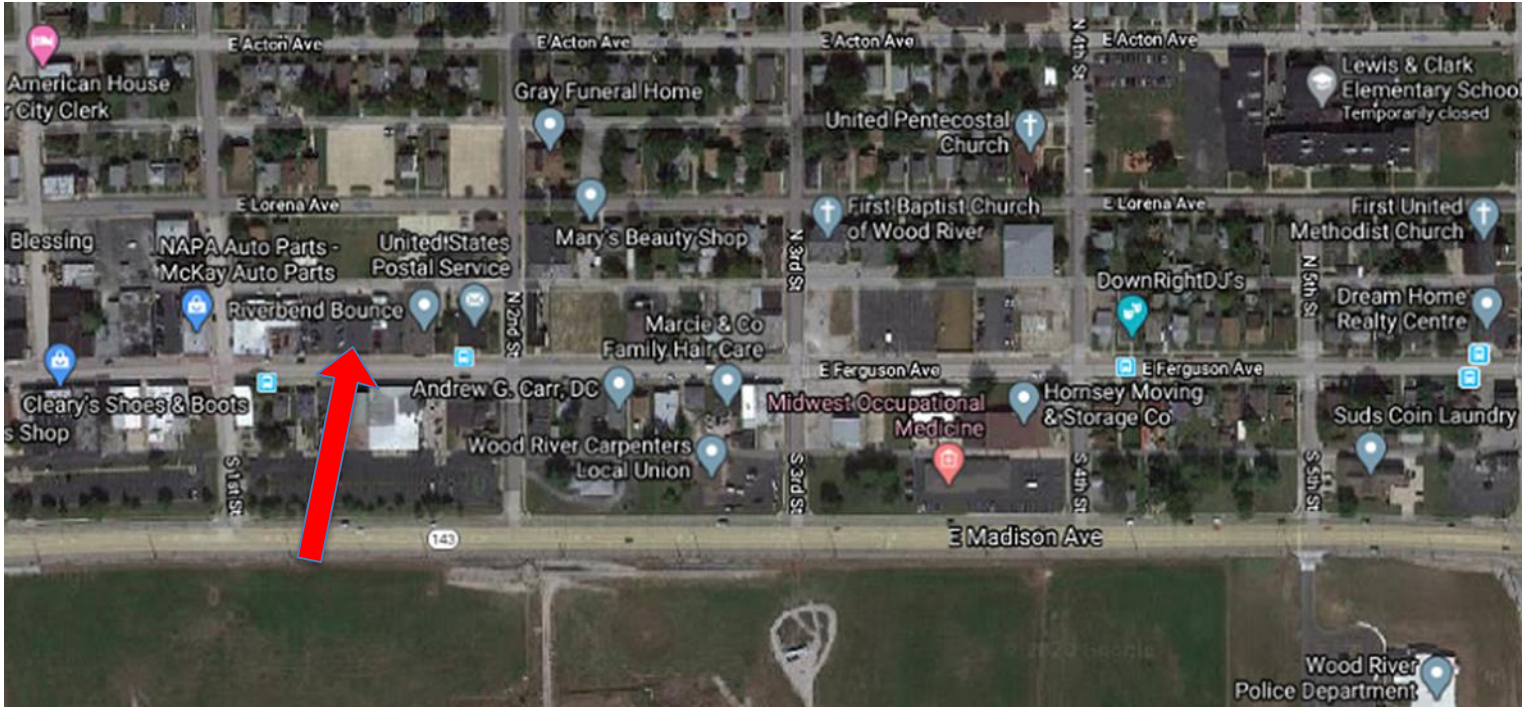
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131 E. Ferguson Avenue

Wood River, IL

Office / Retail / Warehouse
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6711 +/- SF

- 10 min to Edwardsville and SIUE
- 10 min to Alton
- 25 min to Downtown STL



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