



O'Fallon Illinois Land & Lake iAuction - Crest Land

T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

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BIDDING ENDS TUESDAY, SEPT. 28TH AT 10:00 AM
SEE FULL TERMS & CONDITIONS AT WWW.TROPHYPA.COM

PROPERTY ADDRESS:

122 Bethel Road
O'Fallon, IL 62269

ACRES: 20
COUNTY: St. Clair

PROPERTY DESCRIPTION:

Bidding ends Tuesday, September 28, 2021, at 10:00 AM.

These 20± flat to gently rolling acres with mature hardwoods and private lake are located within the city limits of O'Fallon and can be accessed by both Bethel Road and Bowler Road. There is substantial wildlife including significant deer on the property and in addition to the lake, Ogles Creek runs along parts of the northern property line. The land is in O'Fallon school district and is close to all major amenities but also provides country like living. There is a clean phase 1 environmental as well as archaeological if development is a part of the purchaser's plan. It's a great property for a Farmette or hobby farm and could also be developed into a community. Great Property, Great Location, Lots of Options!



PRESENTED BY:

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The information is believed to be accurate; however, no liability for its accuracy, errors or omissions is assumed. All lines are drawn on maps, photographs, etc. are approximate. Buyers should verify the information to their satisfaction. There are no expressed or implied warranties pertaining to this property. Both real estate (including all improvements, if any) is being sold As Is, Where Is with NO warranties expressed or implied. Please make all inspections and have financing arranged prior to the end of bidding.