

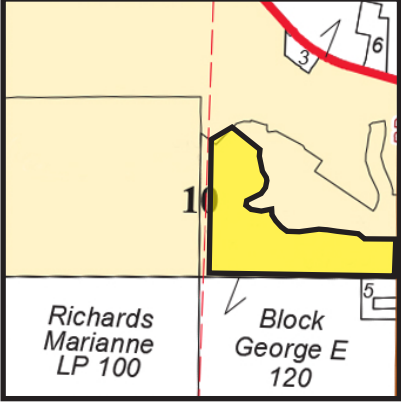
# Ashley Point

## FUTURE Development Potential ANNEXED to Yorkville Illinois

looking West, 11.11.23



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## FUTURE DEVELOPEMENT POTENTIAL Annexed to Yorkville, Illinois

**Located off Ashley Road, just south of IL 126, and  
2.8 miles east of the IL 71 / IL 47 intersection at Yorkville, IL**

acreage	-	70.00± acres (64.83± FSA tillable acres)
description	-	part of the E½ of Section 10, Kendall Township, T.36N.-R.7E., Kendall County, IL
soils	-	Productivity Index - 132.6 (Saybrook, Elpaso, Lisbon, Larose, Brenton)
price	-	\$2,800,000.00 (\$40,000/ac)
taxes (2022)	-	\$3,346.48 (\$47.80/ac)
PIN	-	05.10.200.012
buildings	-	none
zoning	-	Agriculture
frontage	-	Ashley Road

FSA Information		
Farm 5587   Tract 4658		
ARC-CO		
Commodity	Base Acres	County Yield
Corn	38.62	146
Soybeans	12.88	44

looking South, 11.11.23

