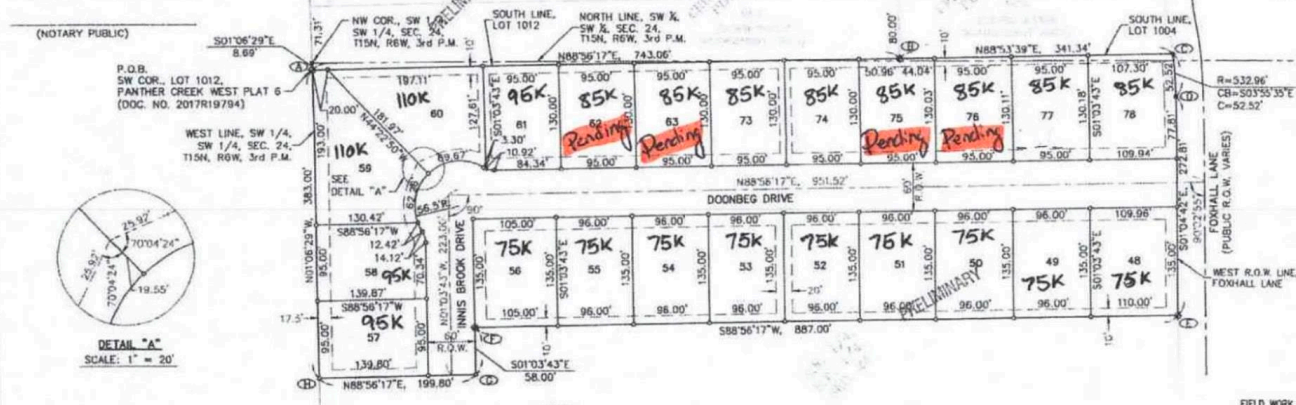
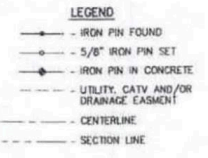
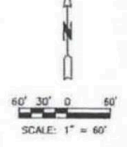
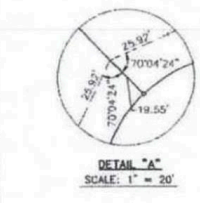


BY: \_\_\_\_\_ EXECUTIVE DIRECTOR  
 \_\_\_\_\_ CITY ENGINEER DATE \_\_\_\_\_  
 STATE OF ILLINOIS }  
 COUNTY OF SANGAMON }  
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BY THE CITY ENGINEER OF THE CITY OF SPRINGFIELD, BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.



**LOT AREA CHART**

LOT	SQUARE FEET	ACRES
48	14,847.397 ±	0.341 ±
49	12,960.000 ±	0.298 ±
50	12,960.000 ±	0.298 ±
51	12,960.000 ±	0.298 ±
52	12,960.000 ±	0.298 ±
53	12,960.000 ±	0.298 ±
54	12,960.000 ±	0.298 ±
55	12,960.000 ±	0.298 ±
56	14,175.000 ±	0.325 ±
57	13,284.789 ±	0.305 ±
58	13,195.232 ±	0.303 ±
59	18,848.124 ±	0.433 ±
60	17,022.774 ±	0.391 ±
61	12,341.691 ±	0.283 ±
62	12,350.000 ±	0.284 ±
63	12,350.000 ±	0.284 ±
64	12,350.000 ±	0.284 ±
65	12,350.000 ±	0.284 ±
66	12,350.000 ±	0.284 ±
67	12,350.000 ±	0.284 ±
68	12,350.000 ±	0.284 ±
69	12,350.000 ±	0.284 ±
70	12,350.000 ±	0.284 ±
71	12,350.000 ±	0.284 ±
72	12,350.000 ±	0.284 ±
73	12,350.000 ±	0.284 ±
74	12,350.000 ±	0.284 ±
75	12,350.000 ±	0.284 ±
76	12,350.000 ±	0.284 ±
77	12,350.000 ±	0.284 ±
78	14,268.994 ±	0.328 ±



- NOTES**
1. ALL MEASUREMENTS ON CURVES ARE CHORD DISTANCES.
  2. ALL CORNER RADI ARE 25 UNLESS NOTED OTHERWISE.
  3. ALL STREET R.O.W. SHALL BE 60 FEET UNLESS NOTED OTHERWISE.
  4. ALL EASEMENTS ALONG STREET R.O.W. ARE 15 FEET UNLESS NOTED OTHERWISE.
  5. ALL EASEMENTS ALONG LOT LINES ARE 15' AND SHALL BE CENTERED ON THE LOT LINES UNLESS NOTED OTHERWISE.
  6. SETBACKS ARE PER THE CITY OF SPRINGFIELD ZONING REGULATIONS, LATEST EDITION.
  7. NO PART OF THIS PLAT IS LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA.

**BOUNDARY COORDINATE CHART**

CORNER	NORTHING	EASTING
A	1116151.31204	2420972.0
B	1116165.08254	2421714.54
C	1116171.67074	2422056.2
D	1116119.27724	2422059.8
E	1115846.51424	2422084.9

**\$95,000**

- Land
- Lots & Land
- Active

# LOT 61 PANTHER CREEK WEST, SPRINGFIELD, IL, 62711

<https://rhoadesrealtors.com>

Premier West Side Development. 7th Addition of Panther Creek West offering Chatham schools, quiet street, easy access to Panther Creek Country Club offering 18 hole golf course, clubhouse w/restaurant, fine dining, pool, tennis, private workout facility, and social opportunities. Easy Access to Route 4 and Springfield's West side and Interstate. CWLP water and electricity. Ameren [...]

## Building Details

NewConstructionYN: No

## Amenities & Features



**Waterfront available:** No **GarageYN:** No

**AttachedGarageYN:** No **FireplaceYN:** No

**PoolPrivateYN:** No **Utilities:** Electricity Available, Natural Gas Available

