

FOR SALE

651-687 Linton



651-687 Linton Retail Center For Sale

Property Information

LIST PRICE	\$1,150,000
TOTAL BUILDING SQ. FT.	13,600
ZONING	B-1
TAX ID NUMBERS	22-10.0-379-008 22-10.0-379-010
TAXES	\$32,467
AGE OF BLDGS	Approx. 30 yrs old
LOT SIZE	Approx. 2 acres
TENANTS	Subway Farmers Insurance Entec Services Bigley Insurance Agency Dr. Mosquera Prosthodontics

Features

Subject property consists of two retail buildings totaling 13,600 SF that is approx. 62% leased. Two suites are available for lease. Property also features excess ground that can be used for expansion. Great investment opportunity with quality tenants. Agent owned.

Area

Property is located on Springfield's south side, approx. 1 mile from I-55/I-72 in a mixed-use business park. Area continues to grow and develop. Neighbors include Illinois Association of School Boards, Veterans' Affairs, Girl Scouts, FBI, Car X, County Market, INB, AutoZone, Burger King, McDonald's, Starbucks as well as many other retail chains, local businesses and professional offices.

FOR MORE DETAILS CONTACT:

Curtis Tillett | 217-726-3298 | curtis@curtistillett.com

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THE REAL ESTATE GROUP
907 Clocktower Dr.
Springfield, IL 62704

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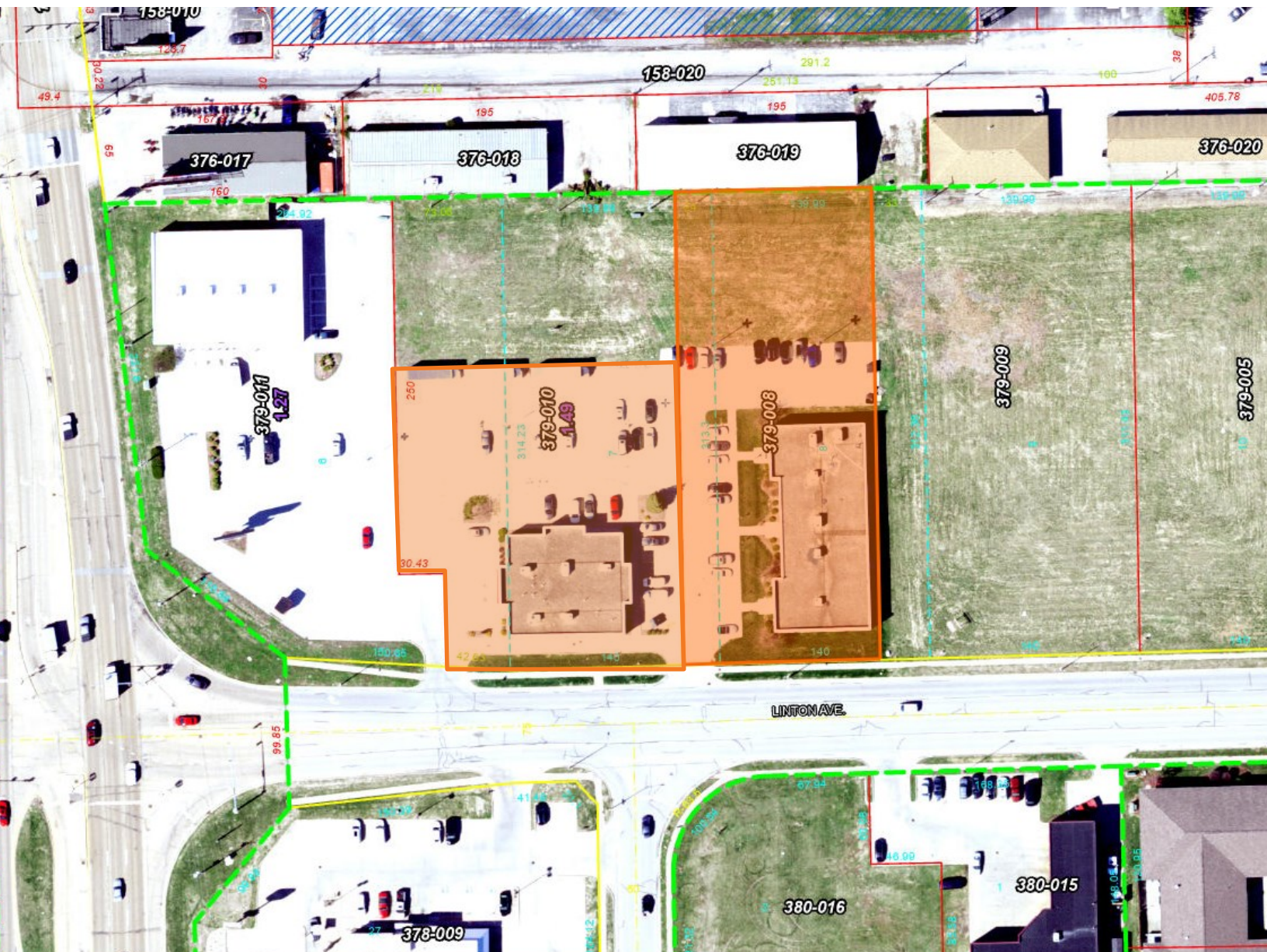
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