

CAMPUSTOWN OFFICE

604 E. Green St., Champaign, IL 61820

FOR LEASE



DEVONSHIRE REALTY



PROPERTY OVERVIEW

This well-located second floor office space features a large reception and open work area, 2 offices, conference room, restroom, and storage room. The space is conveniently accessed from Green Street, with signage opportunities on the entrance door and building directory.

The suite is being offered in as-is condition, and ownership may consider amortizing build-out into the rent for qualified-credit tenants.

FOR MORE DETAILS CONTACT:

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Coldwell Banker Commercial Devonshire Realty

Office 217-403-3424
Fax 217-352-5513

201 W. Springfield, 11th Floor
Champaign, IL 61820

DETAILS

AVAILABLE SF: 884 SF
BASE LEASE RATE: \$525/Mo.
LEASE TYPE: GROSS
BUILDING SIZE: 3,190 SF
ZONING: CB – Central Business
TRAFFIC COUNTS: Green St.: 11,800 VPD
Sixth St.: 1,600 VPD

AREA DESCRIPTION: The subject property is ideally located in the heart of Campustown in the 600 block of Green Street. The property benefits from its location on the University of Illinois campus, high foot traffic and easy accessibility to other parts of the community. Nearby tenants include Busey Bank, Chipotle, Jimmy John's, the University of Illinois, and many more.

www.CBCDR.com

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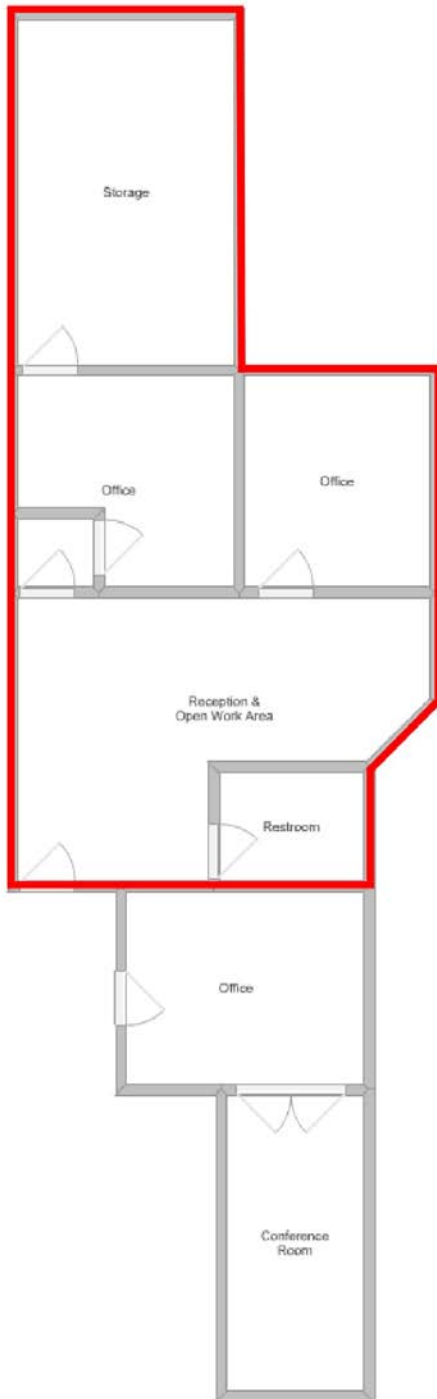
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