

407 4th Street

DUNLAP, IL 61525



RE/MAX
COMMERCIAL®
TRADERS UNLIMITED

FOR SALE | 407 4TH SREET

ASKING PRICE: **\$375,000**



EXECUTIVE SUMMARY

3 Unit, 4,500 SF attractive retail center on Route 91 with a high traffic location right across from Dunlap High School. This property provides an excellent opportunity for a business owner to own their building and have investment income from other units, or to be leased out as a pure investment. Units C is available for lease, Unit A is Dame Fine Coffee Drive Thru and Unit B is leased to Debbie's Slots and Gaming Lounge. County approved plans to add another building and additional parking to the property on the West side for an additional 3 ,000 Sq. Ft. of building. The owners/sellers would be open to a contract for deed.



38,376
TOTAL SF



.86
ACRES



3
UNITS



C-2
ZONING

CLICK [HERE](#) LINK TO

- Property Photos & Videos
- Floorplans
- County Records



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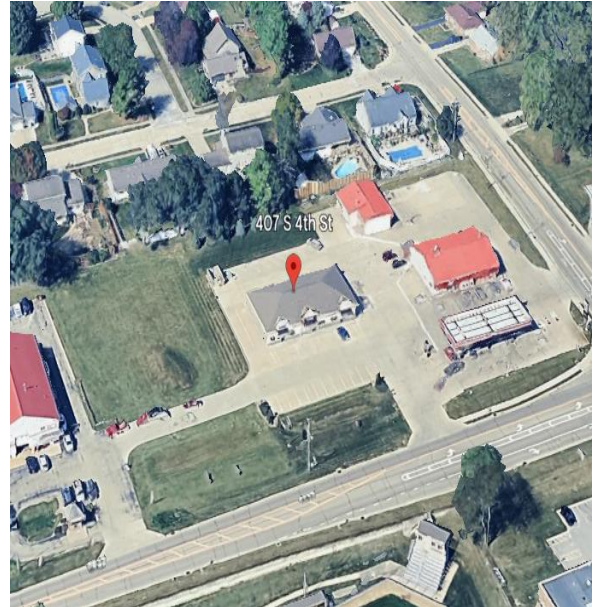
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PROPERTY INFORMATION

ADDRESS	407 4th Street
CITY / STATE / ZIP	Dunlap, IL 61525
PARCEL ID(s)	08-15-228-039
PROPERTY TYPE	Commercial
ZONING	C-2
TOTAL LOT ACRES	.86
LOT SQ FT	38376.36
# BUILDINGS	1
TOTAL BUILDING SQ FT	4500



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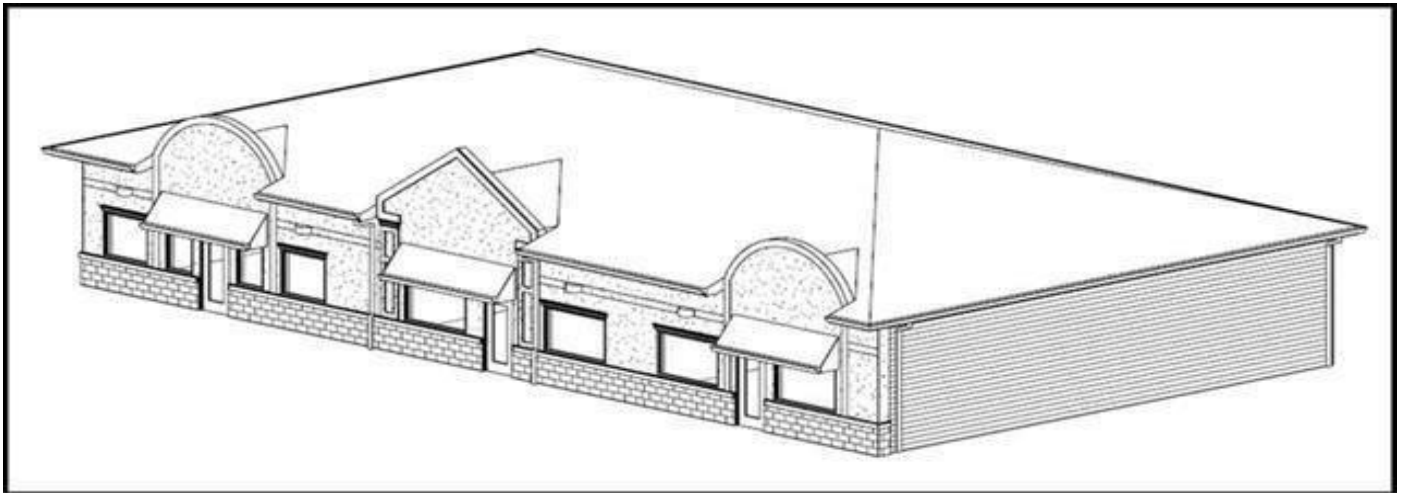
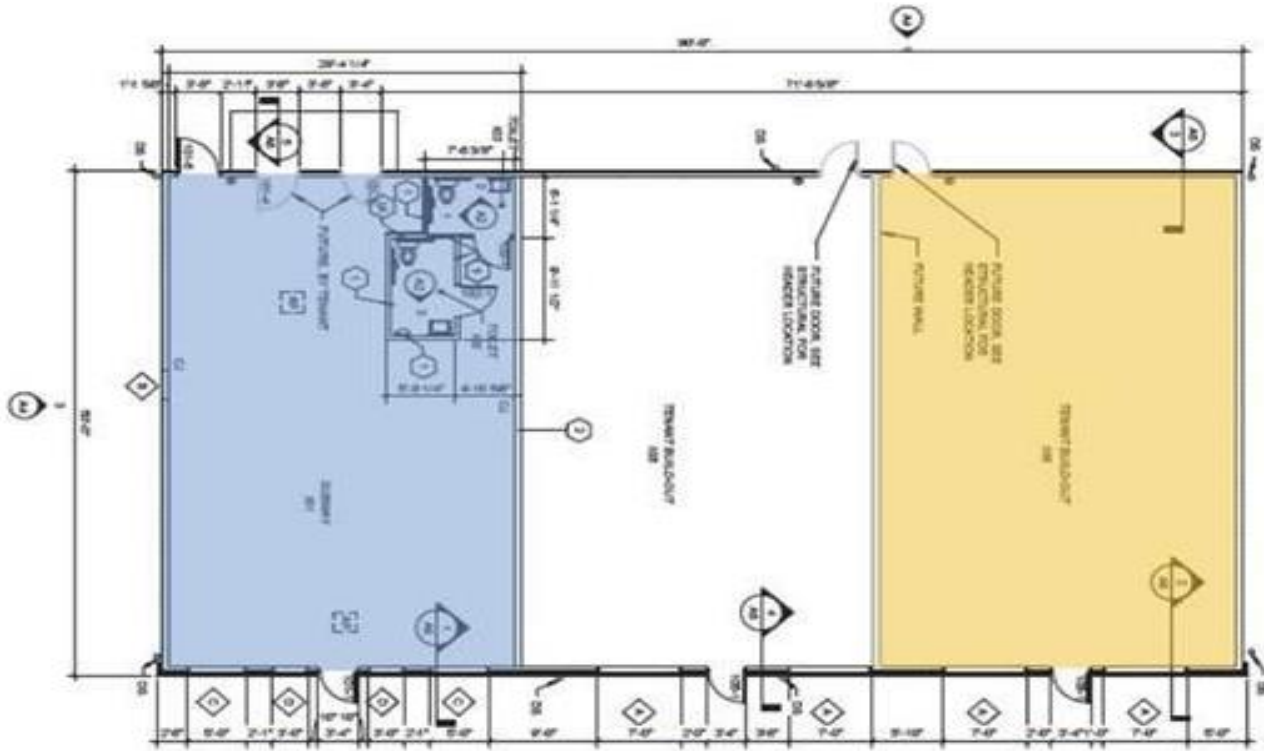
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FLOORPLANS



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EXTERIOR PICTURES



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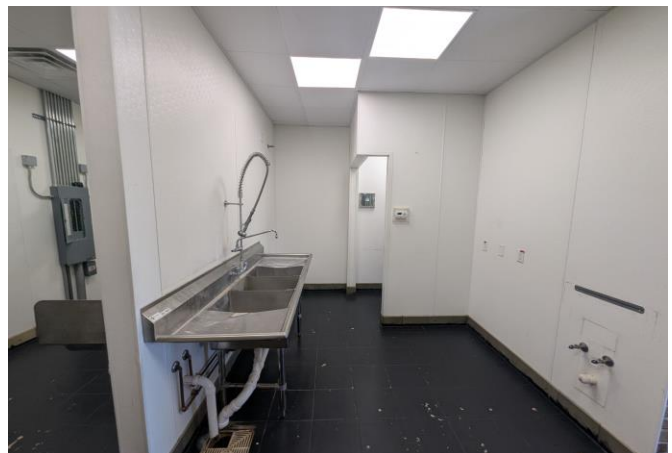
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INTERIOR PICTURES



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All information contained herein is deemed reliable but not guaranteed.
Each office is independently owned and operated.
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