

# Champaign

## Profitable Restaurant

**B** Burch Kiser

**K**

Commercial & Industrial Real Estate  
Brokerage / Management Services  
www.jamesburch.com

Property For: **Sale**



### DESCRIPTION

### SPECIFICATIONS

Excellent Southwest Champaign location. Newer building, nicely equipped, great reputation, with ample parking.

Business Only  
Sale to include restaurant furniture, fixtures, and equipment

**Lease Terms:** Jan. 15, 2009 to Jan. 31, 2012  
Buyer will have to be approved by Lessor

**Restaurant Size:** 2,179 Sq. Ft. (78 seats)

**Base Rent:** \$17.50 / Sq. Ft. NNN  
(NNN = about \$5.00 per Sq. Ft.)

**Sale Price:** \$149,000 + inventory  
Terms Possible for Qualified Buyer



### MORE INFORMATION?

For additional information, please contact James Burch, John Kiser, Roche Cain, or Darcy Bean Jr. at **217-359-8333**. Burch Kiser Real Estate is the agent for, and therefore represents, the Seller.