



BURCH KISER REAL ESTATE, LLC

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

Gifford

303 S. Main St.

Property For: **Sale or Lease**



DESCRIPTION

Downtown Gifford

Flexible commercial building with first floor retail and second floor apartments. Large off-street parking lot included. Great opportunity for investor or owner/operator.

SPECIFICATIONS

Lot Size: 8,160 Sq. Ft. (90.67 x 90)

Building Size: 4,680 Sq. Ft. (2 Floors)

1st Floor: 2,340 Sq. Ft. (1,200 Sq. Ft. of finished retail space)

2nd Floor: 1- 1BR Apartment
2 - 2BR Apartments

PIN: 06-10-01-301-001, 002

RE Tax: \$3,369.72 (2008 Pay 2009)

Lease Price: \$800 / Month (First Floor Only)

Sale Price: \$129,000

MORE INFORMATION?

For additional information, please contact James Burch or John Kiser at **217-359-8333**. Burch Kiser Real Estate is the agent for, and therefore represents, the Lessor.

