

# CAMPUS CENTRE

University of Illinois, Champaign-Urbana

# 619 S. Wright St.

Property For: **Lease**



## New 5 Story Building

<b>Bldg Size:</b>	15,000 Sq. Ft.
<b>Retail Space:</b>	1st FL 2,255 Sq. Ft. @ \$28.00 - \$30.00 / Sq. Ft. NNN 2nd FL 2,238 Sq. Ft. @ \$23.00 - \$25.00 / Sq. Ft. NNN
<b>Office Space Floors 3-5:</b>	Full Floor 2,836 Sq. Ft. @ \$17.00 / Sq. Ft. NNN Multi-Tenant 2,384 Sq. Ft. @ \$17.00 / Sq. Ft. NNN
<b>R.E. Taxes:</b>	To Be Determined
<b>PIN:</b>	46-21-18-131-018
<b>Zoned:</b>	CB (Central Business City of Champaign)

## More Information?



**James Burch Real Estate**  
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## LOCATION HIGHLIGHTS

- Located on Wright Street, just north of Green Street, directly across from the University of Illinois campus
- The property offers tenants signage and visibility from the heavily traveled Wright and Green Streets, which is traveled by over 15,000 students per day
- Established location to over 25 neighboring restaurants and retailers generating sales volumes in excess of national store averages
- University of Illinois - one of the country's leading teaching and research universities with 562 buildings and 42,700 students on campus

## Neighboring Restaurants

- Subway
- Potbelly Sandwich Works
- Pizza Hut
- Starbucks
- Cold Stone Creamery
- Jimmy John's
- Chipotle
- Smoothie King

## Neighboring Retailers

- Walgreens
- National City Bank
- Apple Computer Store
- GameStop
- FedEx/Kinkos
- Urban Outfitters

