



**JAMES BURCH**

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

**805-809 E. Perkins Rd.**

Property For: **Sale / Lease**



## DESCRIPTION

Visible from the intersection of Cunningham and Perkins Rd. Great shop/service business location with good visibility, fenced parking area, and great interstate access.

## SPECIFICATIONS

<b>Lot Size:</b>	Approx. 52,684 Sq. Ft.
<b>Building Size:</b>	16,115 Sq. Ft.
<b>Zoned:</b>	B-3 General Business (City of Urbana)
<b>PIN:</b>	91-21-09-103-015, 016
<b>R.E. Taxes:</b>	\$17,329.52 (2004 payable 2005)

**Building could be divided.**

<b>Lease Price:</b>	\$4.25 per Sq. Ft. NNN
<b>Sale Price:</b>	\$500,000

### MORE INFORMATION?

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



