



JAMES BURCH

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

East Gate Subdivision No. 1 & 2

Property For: **Sale / Lease / Build-to-Suit**

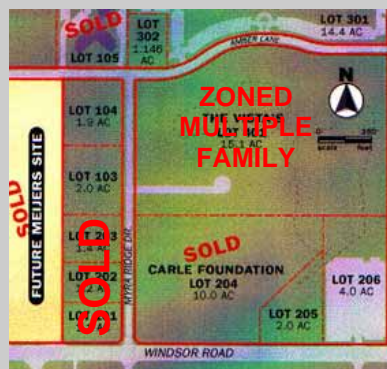


DESCRIPTION

Commercial lots in southeast Urbana. The site has close proximity to existing and developing recreational, retail, and professional space, including Stone Creek Commons and a future Meijer store. Windsor Road is a four-lane thoroughfare providing convenient access to Champaign and the University of Illinois campus.

SPECIFICATIONS

- Location:** Windsor Rd & Myra Ridge Dr. Urbana, Illinois
- Zoned:** B-3 General Business, City of Urbana.
- Utilities:** All available to site.



AVAILABLE LOTS

Lot	Specifications	Price
Lot 201	SOLD	SOLD
Lot 202	SOLD	SOLD
Lot 203	SOLD	SOLD
Lot 205	290.8' of Frontage on Windsor Rd. = 86,732 sq. ft. \$6.00 per sq. ft. (Irregular)	\$520,392
Lot 206	290.8' of Frontage on Windsor Rd. = 174,267 sq. ft. \$6.00 per sq. ft. (Irregular)	\$1,045,602

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.