

OFFICE/RETAIL SPACE

313 N Mattis Avenue, Champaign, IL 61821

FOR LEASE



DEVONSHIRE REALTY



PROPERTY OVERVIEW

This is a fully accessible office/retail complex with a combination of small and large executive suites with up to 6,113 square feet total. There are also two retail spaces available on the Main level with great exposure. HIGH SPEED FIBER-OPTIC BROADBAND NOW AVAILABLE.

DETAILS

AVAILABLE SF:	2,646 - 6,113 SF
BASE LEASE RATE:	Suite Specific
LEASE TYPE:	Gross
BUILDING SIZE:	40,000.00
ZONING:	CG – Commercial General
TRAFFIC COUNTS:	Mattis Avenue – 18,900 VPD

AREA DESCRIPTION: This property's location offers great access to Champaign and Urbana as well as Interstates 72, 74, and 57. It is also a short drive from the University of Illinois and its 49,339 enrolled students. Champaign has been named in the Top Ten Best Green Cities in the country as well as one of the Top Ten Hottest Tech Cities.

FOR MORE DETAILS CONTACT:

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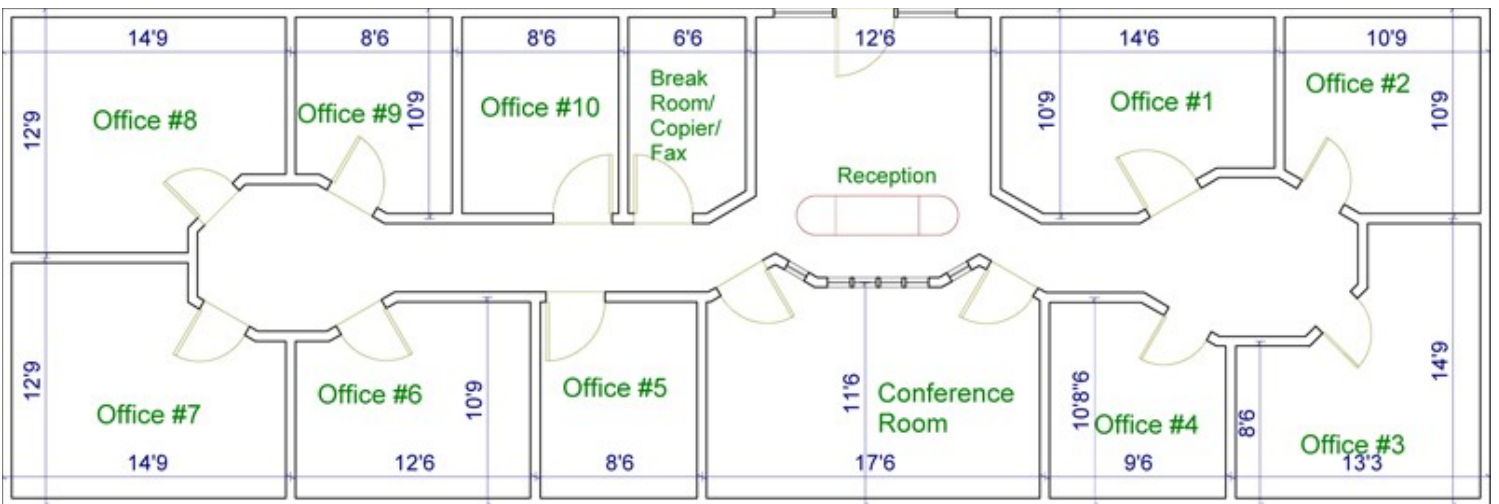
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