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**FOR LEASE**  
**\$15.00 / SF / NNN**

 **COLDWELL  
BANKER  
COMMERCIAL**  
**DEVONSHIRE REALTY**



**2603 B North Vermilion,**  
Danville, IL 61832

## PROPERTY INFORMATION

**BUILDING SIZE**  
7,000 SF

**AVAILABLE SPACE**  
2,000 SF

**PARKING**  
40 Spaces

**ZONING**  
B-3

**YEAR BUILT**  
1981

**TRAFFIC COUNT**  
N. Vermilion – 26,500 AADT

## PROPERTY DESCRIPTION

Located in Danville's north retail corridor.

## AREA DESCRIPTION

High Profile Updated Flex Suites.

Property Benefits:

- High Traffic Counts
- High Visibility
- Door Front Parking
- Rear Parking & Delivery
- Pylon Signage
- Convenient Ingress/Egress



**Larry Kuchefski**  
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# AERIAL



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