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RETAIL

# FOR SALE / LEASE

\$750,000 / \$10.00 / SF



**COLDWELL  
BANKER  
COMMERCIAL**  
DEVONSHIRE REALTY



1401 Commerce Pkwy., Bloomington, IL 61701

## Property Information

### BUILDING SIZE

10,000 SF

### LEASE TYPE

NNN

### LOT SIZE

24,828 SF

### ACRES

.849 AC

### AREA DESCRIPTION

This location is ideal at Veterans and Commerce, Veterans is a main stream to the retail sectors in Bloomington / Normal with 29,100 VPD convenient to most institution within the area to include State Farm, Illinois State University, to name a few.

### PROPERTY DESCRIPTION

This building is 10000 SF with the perfect breakdown of 4000 retail and 6000 Warehouse Pylon sign easement zoned retail general use, offer to dock doors, stand alone with ample parking, solid block building



**Jay Sikorski**  
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**Greg Yount**  
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201 W. Springfield Ave., 11<sup>th</sup> Fl.  
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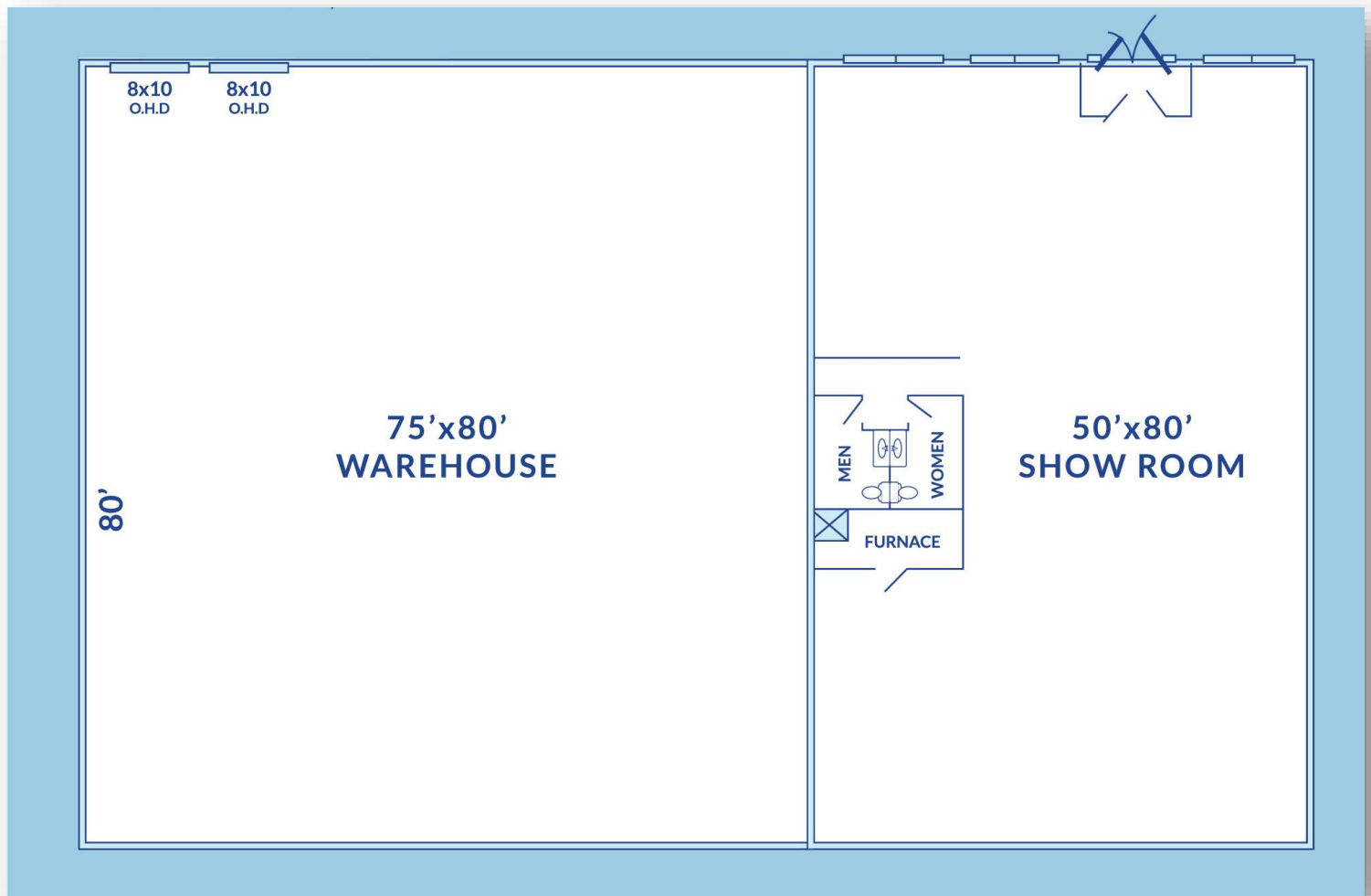
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# Floor Plan



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