



**COLDWELL BANKER  
COMMERCIAL**  
DEVONSHIRE  
REALTY

# WHITELINE - RETAIL FOR LEASE

\$16.00 / SF / Gross

FOR LEASE



## 723 S. Neil Street

Champaign, IL 61820

OFFICE

RETAIL

### LEASE PRICE

\$16.00 / SF / Gross

### AVAILABLE SPACE

Suite 100: 2,140 SF

Suite 101: 5,600 SF

Suite 102: 1,884 SF

### BUILDING SIZE

25,000 SF

### ZONING

CG

### HIGHLIGHTS

- Great Location on Neil St.
- Former Restaurant Space
- Move-In Ready

### PROPERTY DESCRIPTION

Whiteline Market is the former home of White Line Laundry and JBJ Fine Gift and is a 25,000 SF mixed use building that includes a combination of Retail, Restaurant, and Office on the first floor and high-end residential apartments on the second floor. Currently, there are two suites available for lease.

**Suite 100** is a 2,140 SF wide open retail bay with an old vault in the southeast corner of the suite.

**Suite 101** is a 5,600 SF former Mexican restaurant. The space consists of bar area (900 SF), open seating areas (900 SF), another open seating area with skylights and full height windows (1,300 SF), 2 interior restrooms, 18' hood vent, Prep area (200 SF), Expo/Server area (270 SF), dish (120 SF), Walk-in Cooler/Freezer (100 SF (11' x 9') & 45 SF (5' x 9')), managers office, storage area, large outdoor patio seating area, and some equipment included.

**Suite 102** is an 1,884 SF suite in the Southeast corner of the building formally occupied by a mortgage lender. It is comprised of 5 offices, open areas, and common area restrooms right outside the back door. These offices could be opened up for larger work areas.

### AREA DESCRIPTION

Property is located along south Neil Street, Route 45, in the Whiteline building. It is centrally located in Champaign. The University of Illinois campus is located to the east.



**AJ THOMA III, CCIM, SIOR**

217-403-3425

[ajt@cbcdr.com](mailto:ajt@cbcdr.com)

[cbcdr.com](http://cbcdr.com)



**ZACH WETHERELL**

217.403.3374

[zach.wetherell@cbcdr.com](mailto:zach.wetherell@cbcdr.com)

[cbcdr.com](http://cbcdr.com)



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201 W Springfield Ave. 11th Floor  
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217-352-7712

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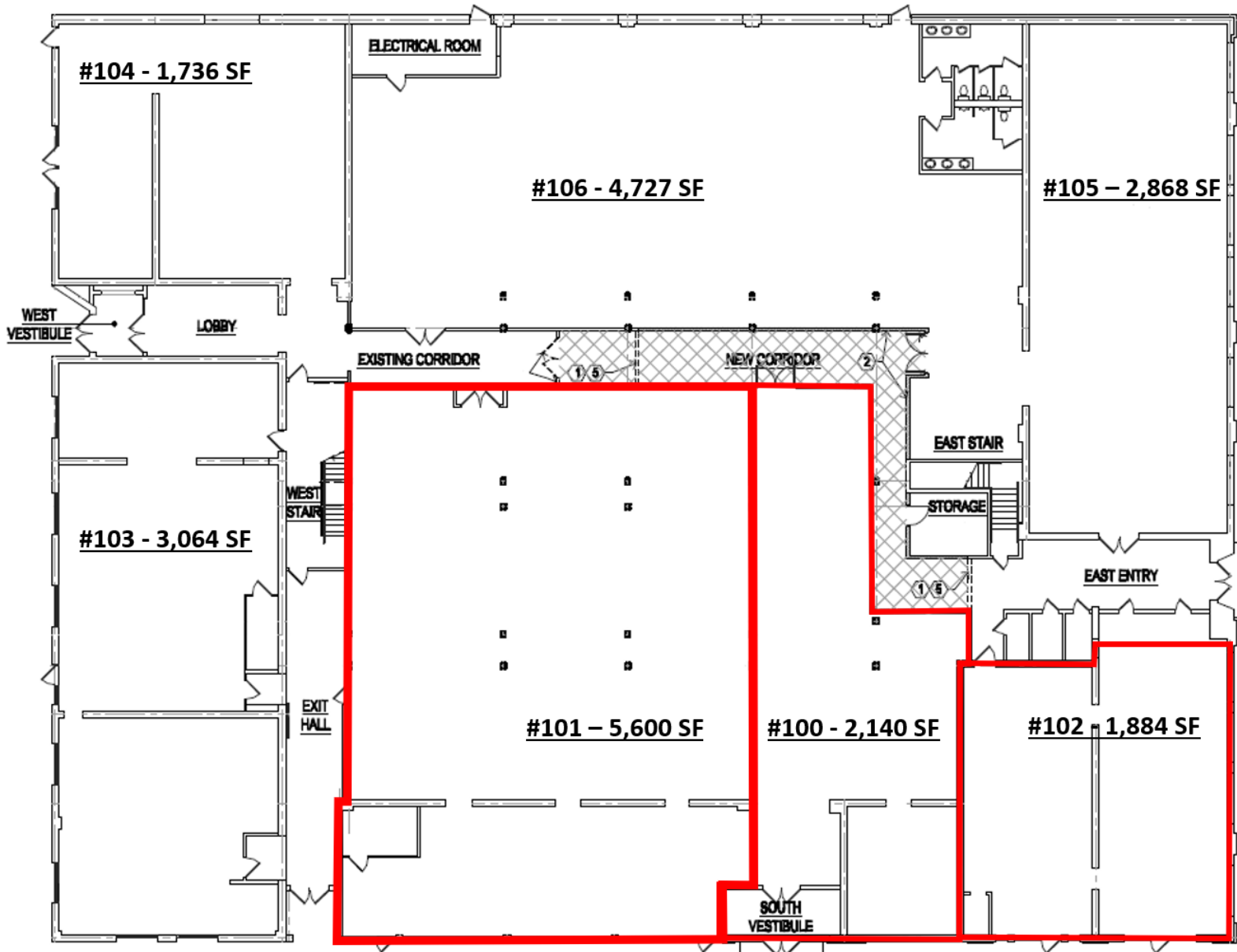
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## BUILDING PLAN



**AJ THOMA III, CCIM, SIOR**  
217-403-3425  
[ajt@cbcdr.com](mailto:ajt@cbcdr.com)  
cbcdr.com



**ZACH WETHERELL**  
217.403.3374  
[zach.wetherell@cbcdr.com](mailto:zach.wetherell@cbcdr.com)  
cbcdr.com



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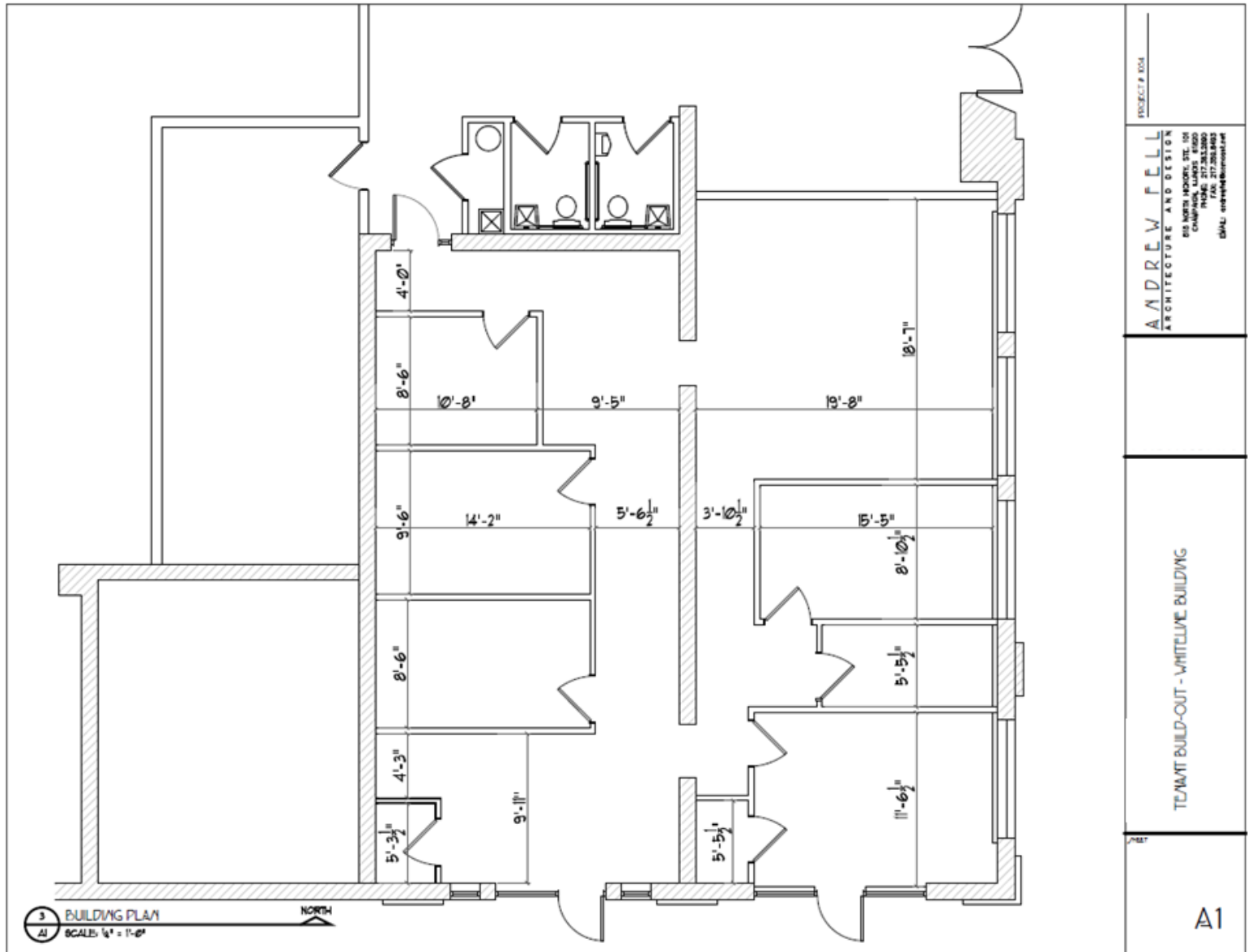
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## FLOOR PLAN – Suite 102



**AJ THOMA III, CCIM, SIOR**  
217-403-3425  
[ajt@cbcdr.com](mailto:ajt@cbcdr.com)  
cbcdr.com



**ZACH WETHERELL**  
217.403.3374  
[zach.wetherell@cbcdr.com](mailto:zach.wetherell@cbcdr.com)  
cbcdr.com



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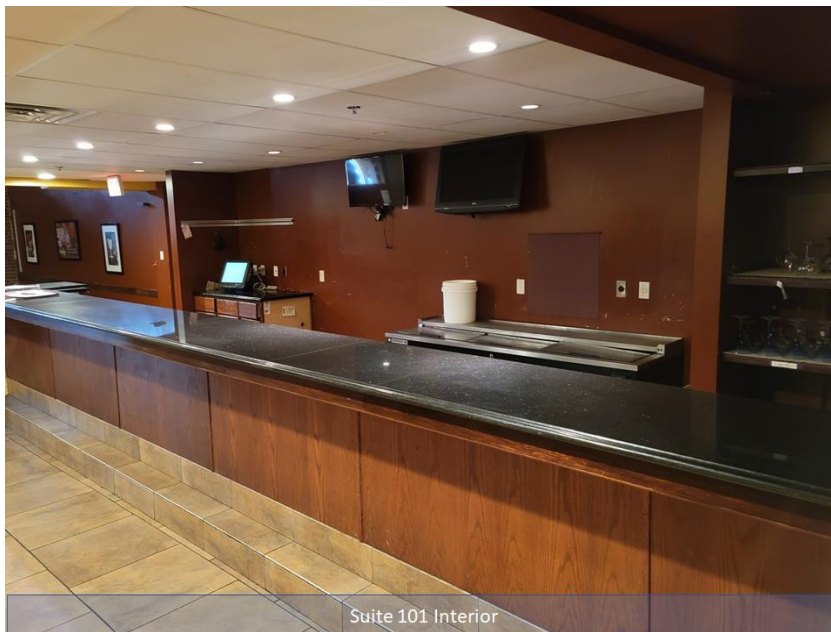
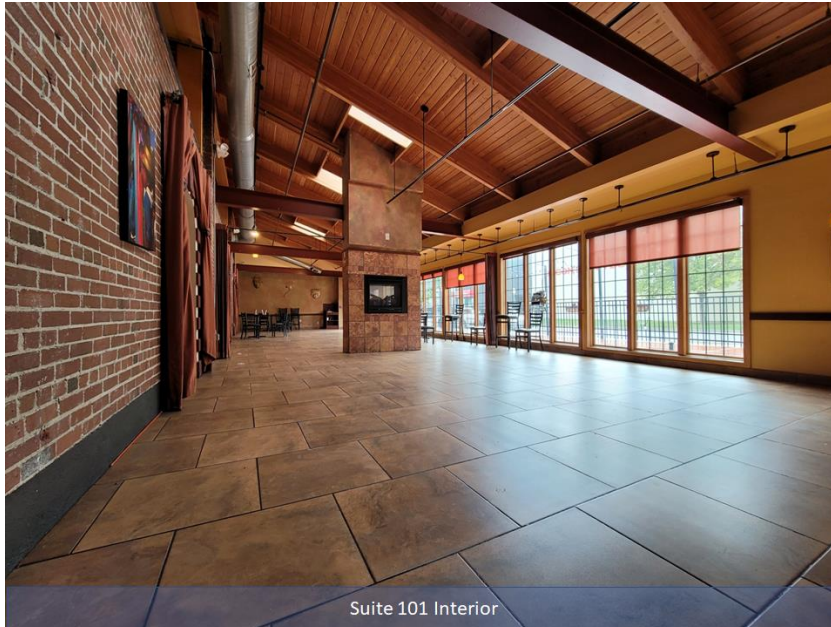
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## PICTURES



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[zach.wetherell@cbcdr.com](mailto:zach.wetherell@cbcdr.com)  
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