



**COLDWELL  
BANKER  
COMMERCIAL**

DEVONSHIRE REALTY

# DOWNTOWN MAHOMET PROPERTY FOR SALE

\$8.45 / SF/ Gross



RETAIL

FOR LEASE



## 410 E. Main Street

Mahomet, IL 61853

2,850 SF

RETAIL

### LEASE PRICE

\$8.45 SF

### BUILDING SIZE

3,775 SF

### LOT SIZE

13,530 SF

### AVAILABLE

2,850 SF

### TAX PIN

15-13-15-153-020

### ZONING

C-2

## PROPERTY DESCRIPTION

This property is in the middle of Downtown Mahomet and can be used as an office or retail business. The property consists of two separate freestanding buildings.

**The South building** is 2,850 SF with frame construction, high ceiling, one story with vinyl and wood siding with an asphalt shingled roof. It was formerly used as a Tae Kwon Do studio with an open floor plan and has a private office, restroom and utility room in the back. It is heated and cooled by gas forced air heat and central AC. Tenant is responsible for sharing snow removal and lawn maintenance expenses with the beauty salon tenant.

## AREA DESCRIPTION

Downtown Mahomet is the center of a growing town. The property is located on Main Street between Lombard and Lincoln. Main Street features retailers, restaurants, and neighborhood businesses. There is easy access to Interstate 74 via Lombard St. which is a main arterial road. Neighboring businesses include JT Walker's Restaurant, Robert Fleming Orthodontics and Christopher Rory Photography.



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## AERIAL



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