

FRATERNITY / SORORITY HOUSE FOR LEASE

Fraternity / Sorority Chapter House for Lease

University of Illinois

606 W Ohio Street
Urbana, IL 61801

PRESENTED BY:

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FRATERNITY / SORORITY HOUSE FOR LEASE

PROPERTY OVERVIEW

Lease Price	\$10,600/Month
Lease Type	Modified Gross
Building Size	+/- 10,000 SF
Lot Size	+/- 14,866 SF
Bedrooms (Capacity)	25 Bedrooms (50)
Zoning	R-7 University Residential District
Year Built	1935
Utilities	Tenant
Sprinkled	Yes
Elevator	No
Heated / Cooled	Yes / Window Units

PROPERTY DESCRIPTION

Coldwell Banker Commercial Devonshire Realty (CBCDR) is proud to exclusively offer for lease a fraternity / sorority chapter house on the University of Illinois at Urbana-Champaign campus ("the Property"). This beautiful chapter house was built in 1935 and has a rich history of housing Greek organizations on campus. Originally built by Theta Upsilon sorority in 1935, it later housed Alpha Chi Sigma for 70 years and has since served as a chapter house for multiple Greek organizations. The chapter house is located on Ohio Street on the east side of campus and was built in the Gothic Revival architectural style and features steeply pitched cross gable roofs, Tudor doorways, and a hexagonal bay main entrance. The +/- 10,000 SF three-story house with basement features sits on +/- 14,866 SF lot and has 25 bedrooms with capacity for up to 50 beds, a commercial-grade kitchen, dining hall, expansive front yard and elevated side porch, and a sizable surface parking lot.

Numerous improvements have been made to the Property including the installation of a whole-house fire suppression system and external staircase to meet fire and life safety requirements, two new boilers in 2011, new water heater in 2017, new commercial fryer and dual range oven in 2016, new freezer in 2017, new commercial fridge compressor in 2018, the interior was repainted and the hardwood floors were resealed in 2019, and the building received a new roof in 2021.

The Property is prominently located along Ohio Street between Busey Avenue and Orchard Street, just east of Campus Recreation Center East, Stanley Illini Grove, Turner Hall, Krannert Center and the greater University of Illinois campus. The Property is within easy walking distance to numerous academic buildings and nearby fraternities and sororities including Chi Psi, Beta Sigma Psi, Kappa Kappa Gamma, 4-H House, Alpha Chi Omega, Alpha Gamma Delta, Sigma Tau Gamma, and others.

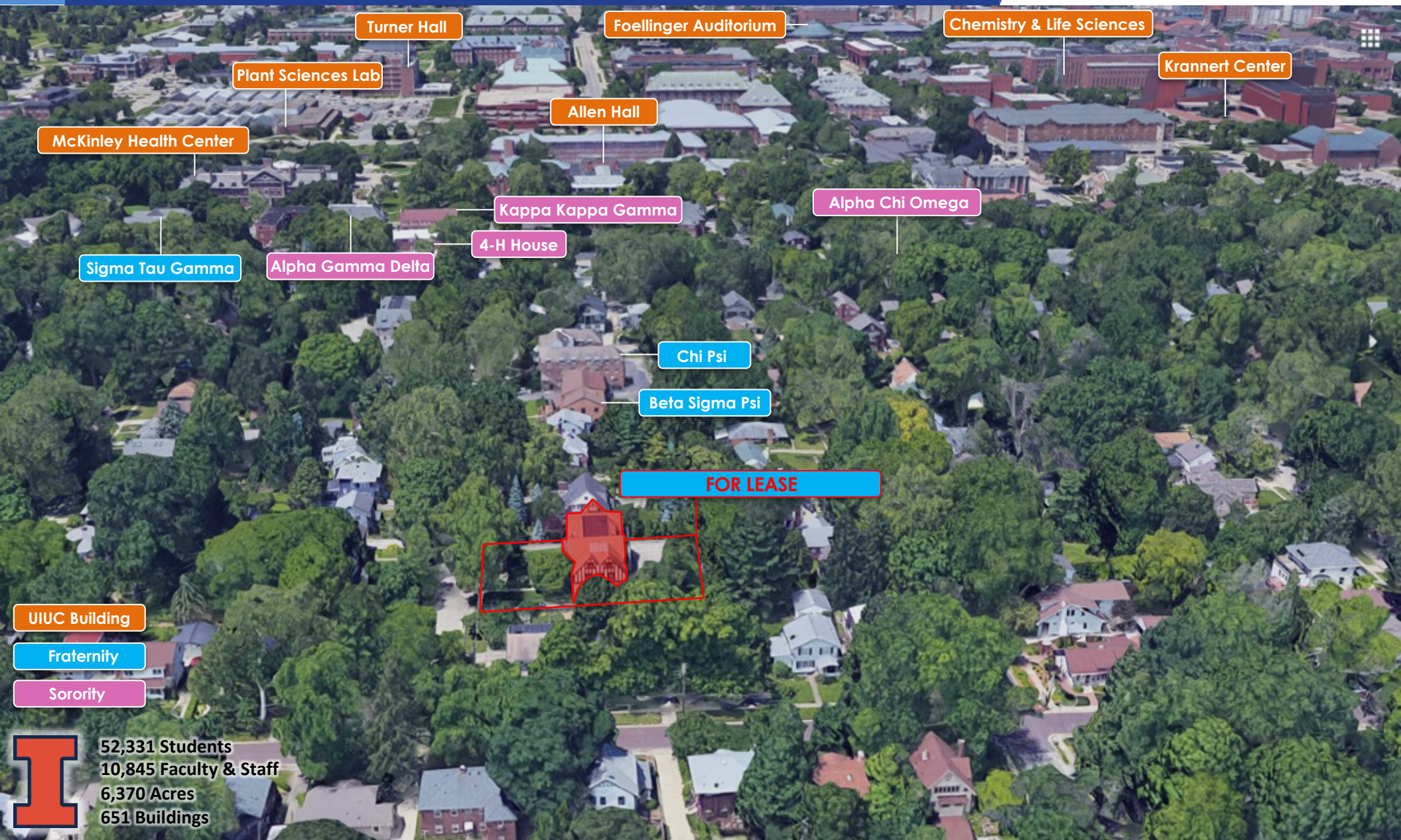
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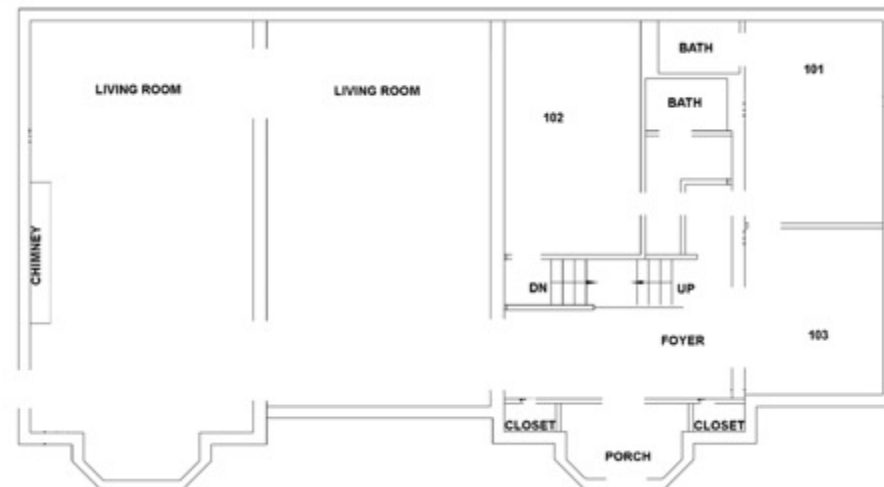
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Lower Level



First Floor



Second Floor



Third Floor

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