



**COLDWELL BANKER
COMMERCIAL**
DEVONSHIRE
REALTY

PROFESSIONAL OFFICE SUITE

\$15.00/ SF/ Gross

FOR LEASE



923 North Vermilion,

Danville, IL 61832

1,345 SF

OFFICE

LEASE PRICE

\$15.00 / SF / Gross

BUILDING SIZE

5,000 SF

ZONING

P1-Professional Office
R-2- Single Family
Medium Density

YEAR BUILT

1978

TAX PIN

23-05-204-204-019

PARKING

30+ Parking Spaces

PROPERTY DESCRIPTION

This well-managed and strategically positioned office building offers an exceptional opportunity for investors or business owners.

- Suite 1: Fully leased through June 2030, providing stable income.
- Suite 2: Now available – 1,345 SF of flexible office space ready for occupancy.
- Expansion potential: Multiple surrounding lots included, ideal for future development or additional parking.

Whether you're looking to expand your portfolio or secure a prime location for your business, this property delivers both immediate value and long-term potential.

AREA DESCRIPTION

Located on N. Vermilion, just north of the busy Vermilion-Fairchild intersection. Located within a few blocks of this site are Danville High School, CVS, Hardee's, Royal Donut, and several other professional offices and retail businesses.



LARRY KUCHEFSKI

Illinois Licensed Real Estate Broker
217-918-0871
lk@cbcdr.com



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DEVONSHIRE REALTY**

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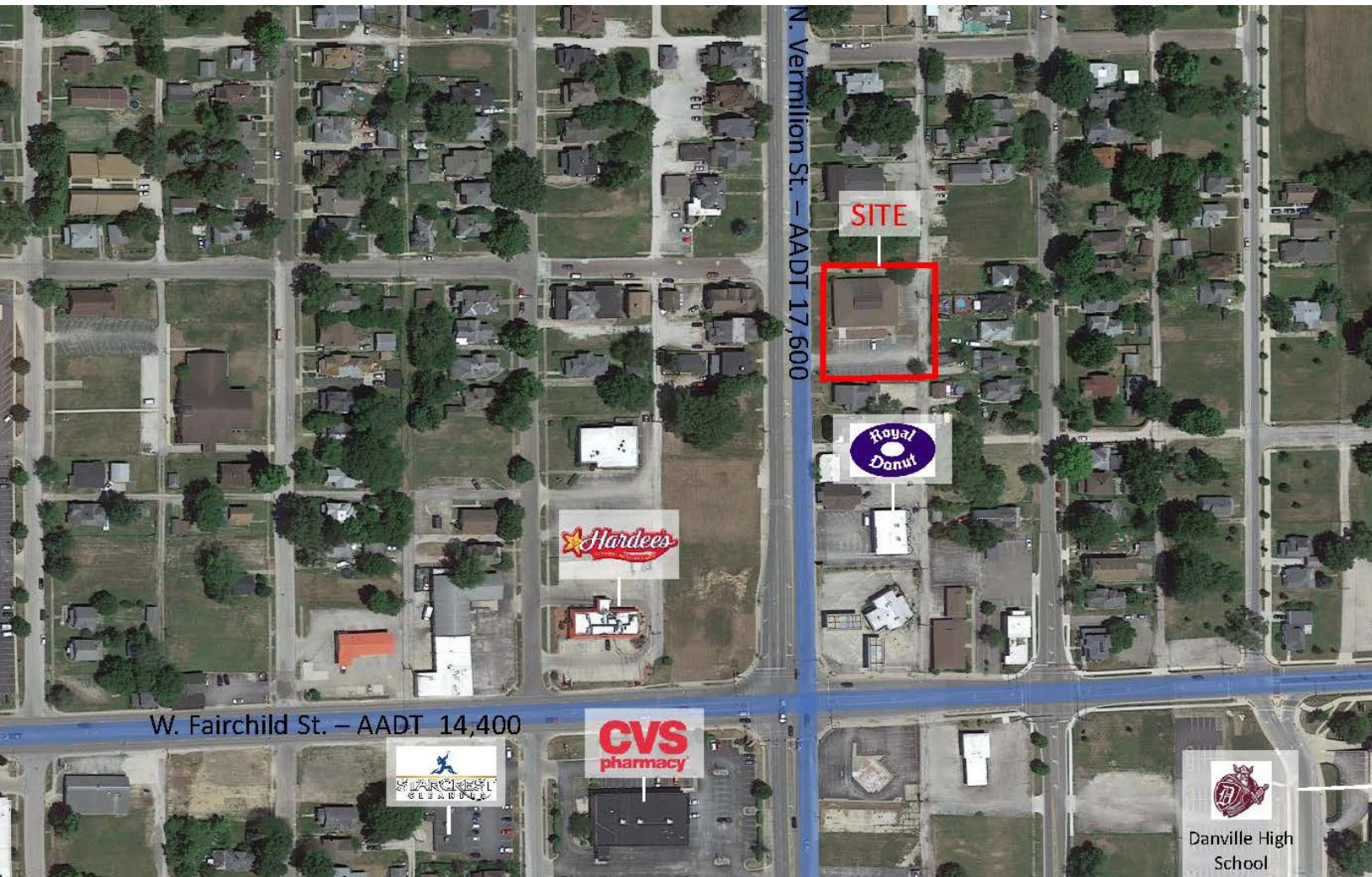
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