



**COLDWELL BANKER
COMMERCIAL**
DEVONSHIRE
REALTY

OFFICE SPACE DOWNTOWN CHAMPAIGN

\$16.00 / SF Gross



FOR LEASE

30 E Main St,

Champaign, IL 61820

1,900 SF & 1,952 SF

OFFICE

LEASE PRICE

\$16.00 SF

LEASE TYPE

Gross

TAX PIN

42-20-12-429-013

PARKING

See Description

BUILDING SIZE

38,640 SF

AVAILABLE SPACE

1,900 SF & 1,952 SF

ZONING

CB2

YEAR BUILT

1910

PROPERTY DESCRIPTION

Historic building in downtown Champaign.

Mezzanine floor office space available at 1,900 SF with elevator access. The space features four large offices, open reception, file storage, and a single restroom.

Second floor office space available at 1,952 SF with elevator access. Office space has five large offices (all with windows) and one of the offices has a sink. The rest of the space is open in the middle with a small breakroom/kitchenette area in the back of the space. Restrooms are common area restrooms and not ADA accessible.

Owner is willing to provide parking (M-F 8 AM – 5 PM) located on the west side of the building in a gated lot at an additional charge.

AREA DESCRIPTION

Located downtown Champaign, this redevelopment is mixed-use featuring an attractive design which exudes a vintage, urban vibe. The building was originally constructed around 1910 and has been used as several banks since its construction. Surrounded by dozens of restaurants, bars, and local shops this redevelopment is in the heart of the action. The local music scene, outdoor dining venues and numerous downtown summer festivals add to the buzz and popularity. The walkability of downtown Champaign makes it a popular gathering place for locals and enhances the areas attractiveness and sustainability.



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DEVONSHIRE REALTY**

201 W Springfield Ave. 11th Floor
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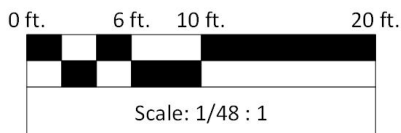
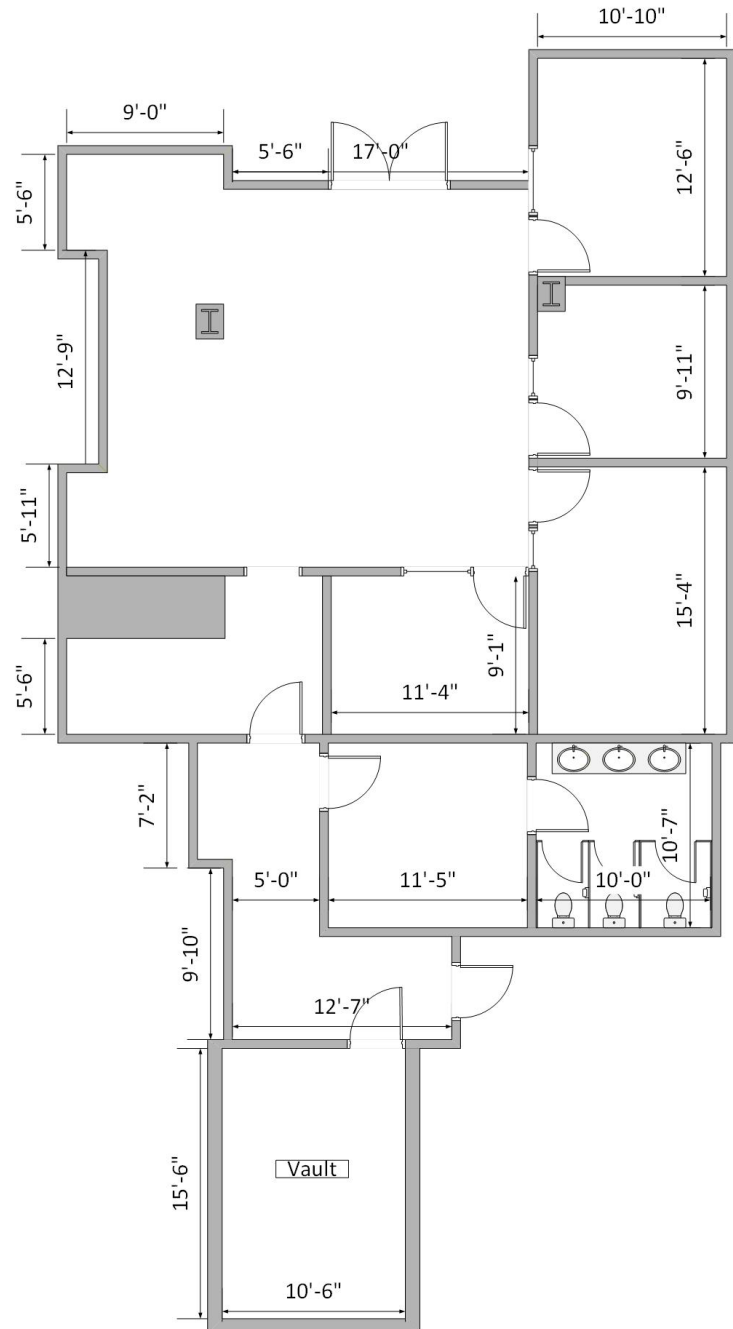
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**FOR
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FLOOR PLAN- MEZZANINE



30 E Main St.
Mezzanine Space
Champaign, IL 61820



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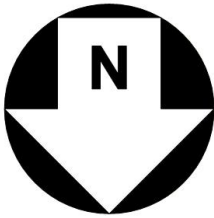
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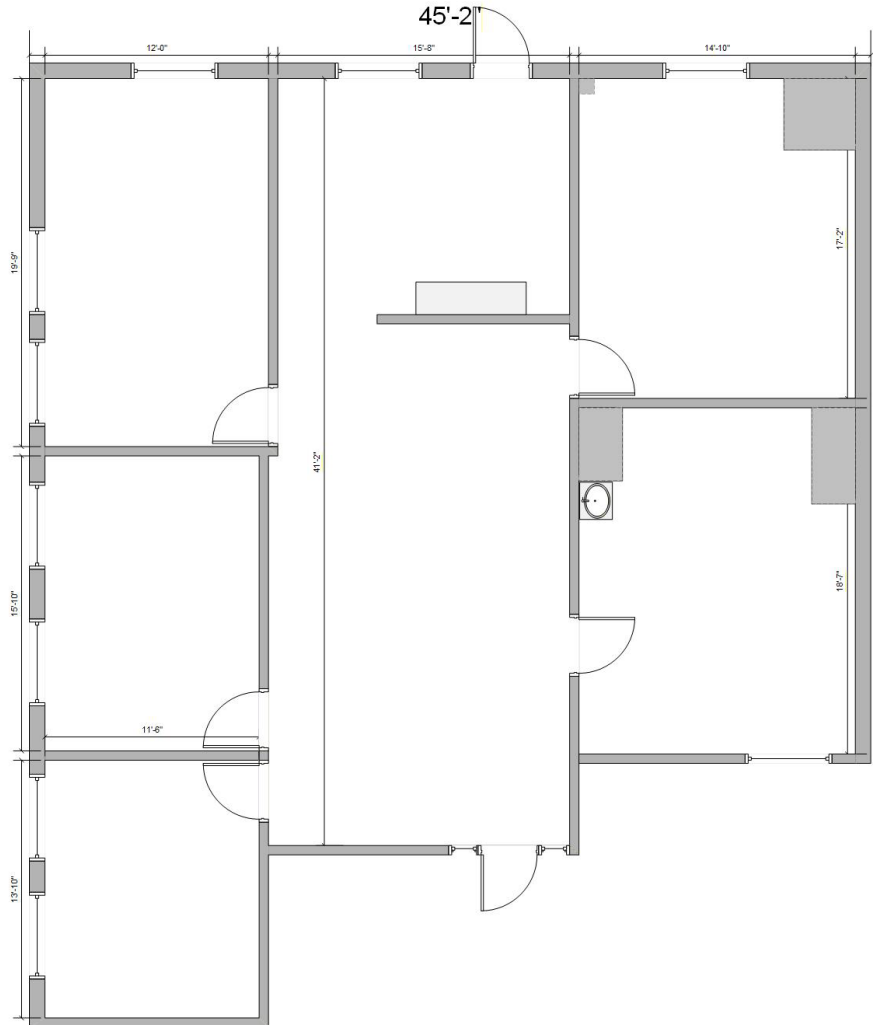
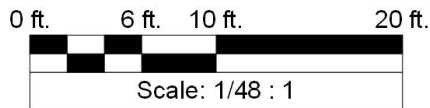
\$16.00 / SF Gross

FOR
LEASE

FLOOR PLAN- 2ND FLOOR



30 E. Main
Second Floor
Champaign, IL 61820



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