



BURCH KISER REAL ESTATE, LLC

Commercial & Industrial Real Estate
Brokerage / Management Services
www.BurchKiser.com

Urbana University Ave. & Race St.

Property For: **Sale**



DESCRIPTION

This property enjoys a high daily traffic count of 28,600, supported in part by its close proximity to Carle Hospital, downtown Urbana, Crystal Lake Park and the Route 45 & Interstate 74 interchange.

All parcels are vacant and ready for development.



SPECIFICATIONS

Total Size:	60,261 Sq. Ft.
Street Frontage:	University Ave 204' Race St 363'
Zoned:	B-3 (City of Urbana)
R.E. Taxes:	\$16,252.76 (2015 Pay 2016)
PINs:	91-21-08-451-012 91-21-08-451-011 91-21-08-451-010 91-21-08-451-009 91-21-08-451-005 91-21-08-451-004 91-21-08-451-003 91-21-08-451-002 91-21-08-451-001
Sale Price:	\$1,100,000

Will consider build to suit or trade.

MORE INFORMATION?

For additional information, please contact John Kiser at **217-359-8333**. Burch Kiser Real Estate, LLC is the agent for, and therefore represents, the Seller. Office: 511 N Neil St., Champaign, IL 61820

GIS Webmap Public Interface Champaign County, Illinois



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