



MLS #: 7025267	St: ACTIVE	Cat: RETAIL PROPERTY	LP: \$225,000
Area: Peoria, Area 10		Street: 633 MAIN	Unit #:
City: PEORIA		IL Zip Code: 61602	
Park/Ctr/Bld:		County: Peoria	
Sale/Rent: For Sale	Invest:	Tot Bldg SqFt: 3375	
For Sale: Yes	For Lease: No	Lease \$/SF:	Available SQFT: 3375
Year Built: 1970		CAM \$/SqFt:	
# of Stories:		Lndlrld Contrib TI:	
Parking Spcs: 0		Lse Terms:	
Garage:		Lse Type:	
Acres:		Ceiling Hgt: ' "	
Lot: 2875		Flood Insurance: No	

Virtual Tour

Directions: CORNER OF MAIN & PERRY AVENUE



Amps: 100	Volts:	Handicap Access: No
Three Phase:		Elevator Served:
Fire District Class:		Security System:
Ann Taxes: 2506.92 / 2009	Inc Proj/Act/HS:	GOI:
Parcel ID: 1809202013	Exp Proj/Act/Hs:	TOE:
Legal: PT LOT 4	Zoned: B-1	NOI:
Former Anna's Steakhouse and Saloon. High visibility. Over 12,000 vehicles pass by per day at Main Street & Perry Avenue (Route 40.) Equipment available.		
No stair access to upper level.		
Includes: Building		
Location: Downtown		
Heating: Forced Air, Gas		
Cooling: Central		
Wall Constr: Frame, Block		
Floor Constr: Wood, Carpeted		
Roof Constr: Flat		
Exterior: Brick		
Terms Lease: N/A		
Sewer: City Sewer		
Owner Pays:		
Tenant Pays:		
Ownership: Individual		
Avail At LO: Aerial Photo		
Insulation: Unknown		
Building Desc: 2 Story	Poss Financing: Cash Convention, At Closing	
Tax Incentive: In City Limit		
Showing: Appointment Only, Call LA		
LO: Traders Realty Corp.	Main Line: (309) 686-5000	Fax:
LA: Tim Johnson	Cell: (309) 321-0034	Appt: 321-0034
LA Email: Move@TimJohnsonRealtor.com		Owner: NA
CLA:		Cell:
OLA:		Cell:
Compensation: 3.00	Dual/Var: No	List Type: Exclusive Right to Sell
Original Price: \$225,000	Selling Agent:	Co-Selling Office:
Sold Price:	Selling Office:	How Sold:
Closing Date:	Co-Selling Agent:	DOM: 1

This information is deemed reliable, but not guaranteed. This information is deemed reliable, but not guaranteed. Copyright: 2004 PDQ Information Services, Inc.