

4,800 SF Retail Building Available For Lease

2801 Homer Adams Parkway, Alton, Illinois 63112
Madison County

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Basic Details

Listing No:	2920
Sale Or Lease:	For Lease
Property Type(s):	Retail, Retail - Freestanding, Retail - Grocery/Convenience Store, Retail - Store Front Retail
Building Size (Sqft):	4,800 Sqft.
Total Sqft Available:	4,800 Sqft.
Lease Rate:	\$12.00 Per Sqft
Lease Type:	NNN
Net Charges:	\$4.00

Address

Country:	US
State:	IL
County:	Madison
City:	Alton
Zipcode:	63112
Street Number:	2801
Street:	Homer Adams
Street Suffix:	Parkway

Square Foot Information

Building Total Sqft:	4,800 Sqft.
Total Sqft Available:	4,800 Sqft.
Direct Lease:	4,800 Sqft.
Office:	802 Sqft.
Retail:	3,998 Sqft.
Max Contiguous Sqft:	4,800 Sqft.

Facility Information

Lighting:	LED
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Property Information

Parcel No:	22-2-08-06-15-402-027
Zoning:	C-2; General Commercial
Prior Use:	Head Shop
Parking:	23
Property Tax:	\$9,286.40
Tax Year:	2022
Traffic Count:	16,700

Structural Data

Year Built:	1977
Rehab Year:	2018
Clearance Min:	7 ft
Clearance Max:	10 ft
Roof:	Flat, Membrane
Exterior:	Block
Floors:	1
Floor Drains:	Yes

Land Measurements

Total Acres Available:	0.47 Acre(s)
Frontage:	164 ft
Depth:	162 ft