

NNN Investment - 10.5% Cap Rate

5 Country Club Executive Pk, Edwardsville, Illinois 62025
Madison County

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Basic Details

Listing No:	3006
Sale Or Lease:	For Sale
Property Type(s):	Office - Medical
Building Size (Sqft):	2,565 Sqft.
Lot Size (Acres):	0.61 Acre(s)
Sale Price:	\$842,000
Sale Price Per Sqft:	\$328.27
CAP Rate:	10.50%
NOI:	\$88,411

Address

Country:	US
State:	IL
County:	Madison
City:	Edwardsville
Zipcode:	62025
Street Number:	5
Street:	Country Club Executive
Street Suffix:	Pk

Square Foot Information

Building Total Sqft:	2,565 Sqft.
Total Sqft Available:	2,565 Sqft.
Office:	2,565 Sqft.
Min Divisible Sqft:	2,565 Sqft.
Max Contiguous Sqft:	2,565 Sqft.

Property Information

Parcel No:	14-2-15-21-04-402-003
Zoning:	General Commercial
Complex:	Country Club Executive Park
Parking:	20
Parking Surface Type:	Concrete
Tax Year:	2023
Traffic Count:	16,600

Structural Data

Year Built:	1995
Style:	Wood Frame
Roof:	Shingle

Land Measurements

Acres:	0.61 Acre(s)
Frontage:	200 ft