

528 SF Double Drive-Thru for Sale/Lease

605 Vandalia St., Collinsville, IL 62234



BARBERMURPHY

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Property Summary

Located along IL Route 159.

Highly trafficked area with 18,800 ADT.

Equipped with Walk-In Cooler, Grease Trap and Restroom.

SALE PRICE: \$245,000

LEASE RATE: \$2,000/Month, Gross

Listing No: 1517

Retail

605 Vandalia
Collinsville, IL 62234

SALE INFORMATION:

For Sale: Yes
Sale Price: \$245,000
Sale Price/SF:
CAP Rate:
GRM:
NOI:

LEASE INFORMATION:

For Lease: Yes
Lease Rate: \$2,000.00
Lease Type: Gross
Net Charges:
CAM Charges:
Lease Term:

Leasing Comments:

528 SF double drive through. Walk in cooler, grease trap, restroom.

Comments

Located on Route 159 in Collinsville. High traffic/high visibility location

Total SF Available: 528 SF
Min Divisible SF: 528 SF

SQUARE FOOT INFO:

Building Total: 528 SF
Total Available: 528 SF
Direct Lease: 528 SF
Sublease: 0 SF
Office: 528 SF
Retail: 528 SF
Min Divisible: 528 SF
Max Contiguous: 528 SF

LAND MEASUREMENTS:

Acres: 0.47
Frontage: 796 FT
Depth: 257 FT

PROPERTY INFORMATION:

Parcel No: 13-2-21-27-13-303-025	TIF: No	Parking: 20.00
County: Madison	Enterprise Zone: No	Surface Type: concrete
Zoning: B-4	Survey: No	Traffic Count: 18,800
Zoning By: Collinsville	Environmental: No	Property Tax: \$1,602.00
Complex:	Archaeological: No	Tax Year: 2019
Prior Use: BBQ Restaurant		



STRUCTURAL DATA:

Year Built: 1989 **Clearance Min:** 10' **Exterior:** Metal Sandwich Panels
Rehab Year: 2018 **Clearance Max:** 8' **Bay Spacing:**
Floors: 1 **Floor Drains:** **Sprinklers:**
Class:

Listing Broker(s)

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