

Center Park East Office / Retail Space for Lease

201-237 East Center Dr., Alton, IL 62002



BARBERMURPHY

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PROPERTY SUMMARY

- Greater than 42,000 SF
- Multifunctional facility for Office/Retail users
- Nice tenant mix
- Adjacent to regional mall
- Building B: (2) Spaces Available
 - 687 SF and 1,518 SF
- Building C: (2) Spaces Available
 - 1,200SF and 3,600 SF
- Building D: (3) Spaces Available
 - 1,544 SF, 1620 SF and 3,256 SF

LEASE RATE: \$14.00 per SF, NNN

Listing No: 2501
Office
Retail

Center Park East
 201-237 E Center Dr
 Alton, IL 62002

SALE INFORMATION:

For Sale: No
Sale Price:
Sale Price/SF:
CAP Rate:
GRM:
NOI:

LEASE INFORMATION:

For Lease: Yes
Lease Rate: \$14.00
Lease Type: NNN
Net Charges: \$4.39
CAM Charges:
Lease Term:

Leasing Comments:

Multifunctional facility for Office/Retail users. Nice tenant mix

Total SF Available: 13,425 SF
Min Divisible SF: 687 SF

SQUARE FOOT INFO:

Building Total: 42,241 SF
Total Available: 13,425 SF
Direct Lease: 13,425 SF
Sublease: 0 SF
Office: 13,425 SF
Retail: 13,425 SF
Min Divisible: 687 SF
Max Contiguous: 3,256 SF

LAND MEASUREMENTS:

Acres: 4.19
Frontage: 1,234 FT
Depth: 130 FT

PROPERTY INFORMATION:

Parcel No: 23-2-01-36-17-301-010	TIF: No	Parking:
County: Madison	Enterprise Zone: No	Surface Type:
Zoning: B2	Survey: No	Traffic Count:
Zoning By: City of Alton	Environmental: No	Property Tax: \$122,261.00
Complex:	Archaeological: No	Tax Year: 2020
Prior Use:		



Comments

Space for Lease in Center Park East. Adjacent to regional mall

STRUCTURAL DATA:

Year Built: 1982	Clearance Min:	Exterior: Brick
Rehab Year:	Clearance Max:	Bay Spacing:
Floors: 2	Floor Drains:	Sprinklers:
Class: B		

Listing Broker(s)

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