

Fully Leased, Renovated Mixed-Use Investment | 7% Cap Rate



- **7% Cap Rate**
- **\$115K Gross Income**
- **4 Apartments + 2 Commercial Suites**
- **100% Occupancy**
- **Renovated 2013**
- **B-4 Zoning (Downtown Mixed-Use)**
- **7,750 SF building Size**
- **Land Area: 0.12 AC**
- **2 Stories**
- **Masonry Construction**

The Stephen's Building

Urbana, IL



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