

# FOR SALE

## Free Standing Sports Bar & Pizza Pub with Video Gaming



NRT



14753 S. Cicero Avenue, Midlothian | Durbin's Midlothian  
**POTENTIAL FOR NATIONAL TENANT LOCATION**

### Property Information

#### SF

5,029 SF Building | 29,787 SF or 151' x 197' Lot

#### PRICE

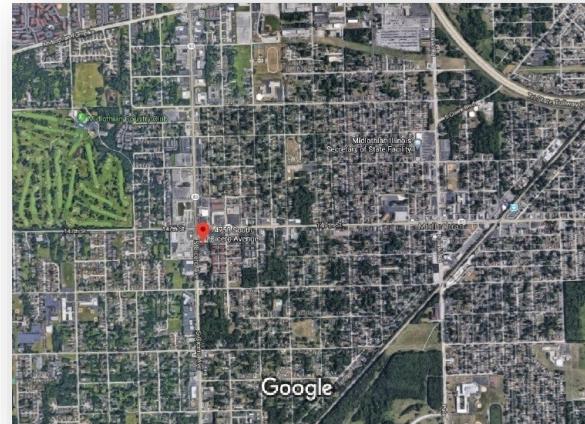
\$895,000 Includes Business & Real Estate

#### FEATURES

- National Tenant Location
- Classic Irish Bar with multiple patios and high revenue video gaming
- \$8,000 a month profit in video gaming

#### DESCRIPTION

Space features a full bar and full dining room with seating for 300 total (indoors & outdoors). Separate carry out-delivery and to go pizza business. Multiple 60" large screen TVs. Weekly DJ and live music. Large rectangular bar seats 30+/- . Numerous beers on tap. Parking for 57+/- cars. Just two doors south of stoplight intersection of Cicero Avenue and 147th Street. 43,000 cars per day on 147th Street and 45,000 cars per day on Cicero Ave.



#### CONTACT

**Nick DiBrizzi**

**708-846-5876 Cell | 888-317-7721 Office**

**[nick.dibrizzi@cbexchange.com](mailto:nick.dibrizzi@cbexchange.com)**

Coldwell Banker Commercial NRT

1225 W. 22nd Street, Suite 130

Oak Brook, IL 60523

**CBCWORLDWIDE.COM**

The broker has NOT undertaken an independent investigation to verify the accuracy or completeness of the information herein, except as required by law or regulation. The information contained herein has been provided to the Broker by the Owner or has been obtained from other third party sources deemed to be reliable. Prior to entering into a contract, Purchaser is strongly encouraged to verify the accuracy of all information contained herein, including all information concerning Purchaser's intended use of the property. Operated by a subsidiary of NRT LLC.

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## Business Highlights

- Classic Irish Bar with multiple patios and high revenue video gaming
- \$8,000 a month profit in video gaming
- Space features a full bar and full dining room with seating for 300 (indoors & outdoors)
- Separate carry out-delivery and to go pizza business
- Multiple 60" large screen TVs
- Flashpoint POS system
- Weekly DJ and live music
- Real \$\$\$\$ maker; always busy, never empty
- Large rectangular bar seats 30+/-
- Numerous beers on tap
- Highly confidential, please do not disturb the staff
- Must sign confidentiality agreement and have proof of funds before showing

## Property Highlights

- National Tenant location
- Just two doors south of stoplight intersection of Cicero Avenue and 147th Street
- 43,000 cars per day on 147th Street and 45,000 cars per day on Cicero Avenue
- Free standing building; 5,029 SF
- Lot 151' x 197' or 29,787 SF
- Parking for 57 +/- cars
- Seating 300
- Zoned: B-3 Commercial
- Real Estate Taxes: \$58,419
- PIN# 28-10-300-041-0000 and 28-10-300-19-0000
- Nearby National Tenants include Walgreen's, Fannie May, White Castle, CVS, True Value Hardware, etc.

Price: \$895,000 Includes Real Estate & Business

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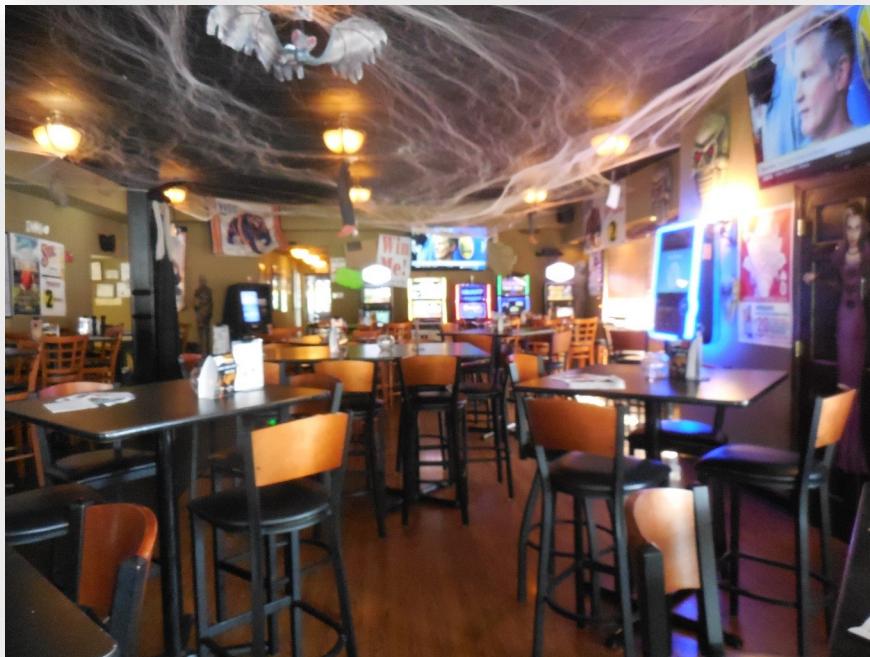
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