



**COLDWELL BANKER
COMMERCIAL**
DEVONSHIRE
REALTY

CHARLESTON COMMONS

\$10.00 / SF / NNN

FOR LEASE



2106 Woodfall Drive,

Charleston, IL 61920

3,700 SF

OFFICE

LEASE PRICE

\$10.00 / SF

LEASE TYPE

NNN

PARKING

173 (Shared)

AVAILABLE SF

4,800 SF

BUILDING SIZE

30,144 SF

PROPERTY DESCRIPTION

Vanilla Box, ample parking, and high traffic and visibility.

Property is broker owned.

TRAFFIC COUNTS:

Weedfall Dr. – 3,400 VPD

Rt. 16 – 12,200 VPD

AREA DESCRIPTION

High Profile Updated Flex Suites.

Charleston Commons, adjacent to Wal Mart Super Center, on Rt. 16 & 26th street.



LARRY KUCHEFSKI

Illinois/Indiana Licensed Designated Managing Broker

217-918-0871

lk@cbcdr.com



**COLDWELL BANKER COMMERCIAL
DEVONSHIRE REALTY**

201 W Springfield Ave. 11th Floor

Champaign, IL 61820

217-352-7712

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