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ELDORRADO
CHICAGO REAL ESTATE



3600 W 79TH STREET
CHICAGO, IL 60652

**Commercial Building
for Sale**

ALEXIS ELDORRADO
Designated Managing Broker
Eldorado Chicago Real Estate
77 West Wacker Dr., STE 4500
Chicago, IL 60601
Office: 312-863-8603
Cell: 312-401-9100

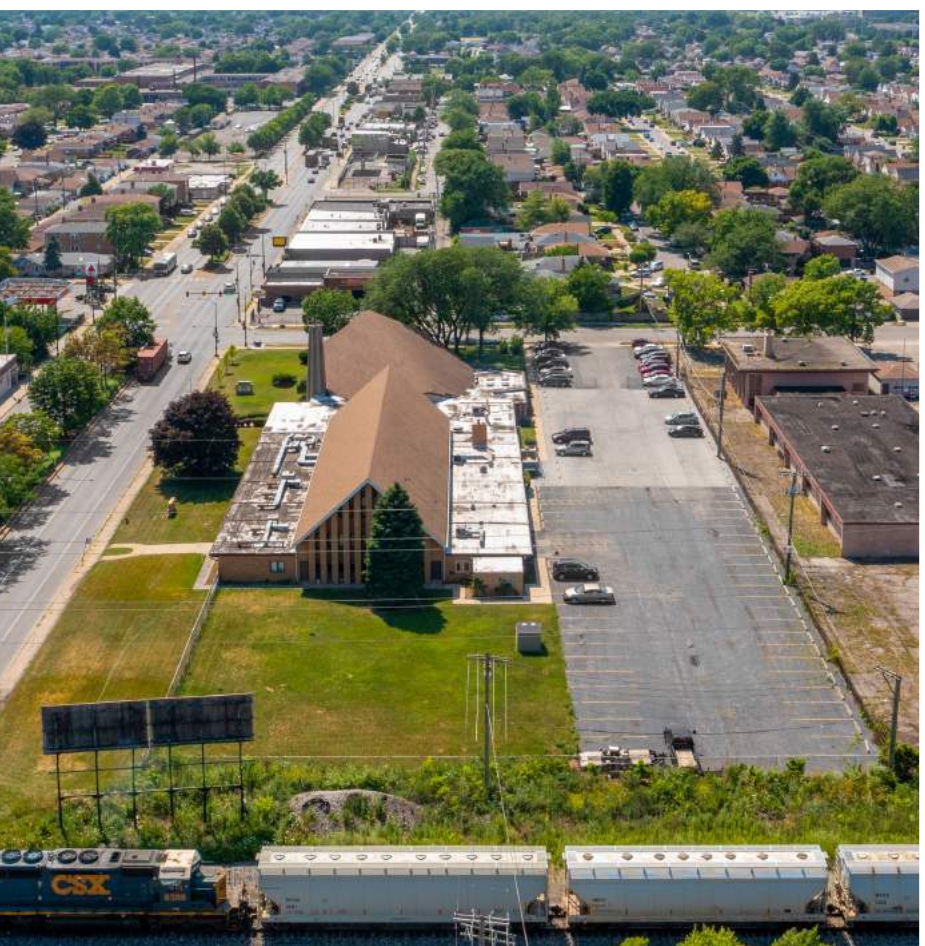


PROPERTY HIGHLIGHTS

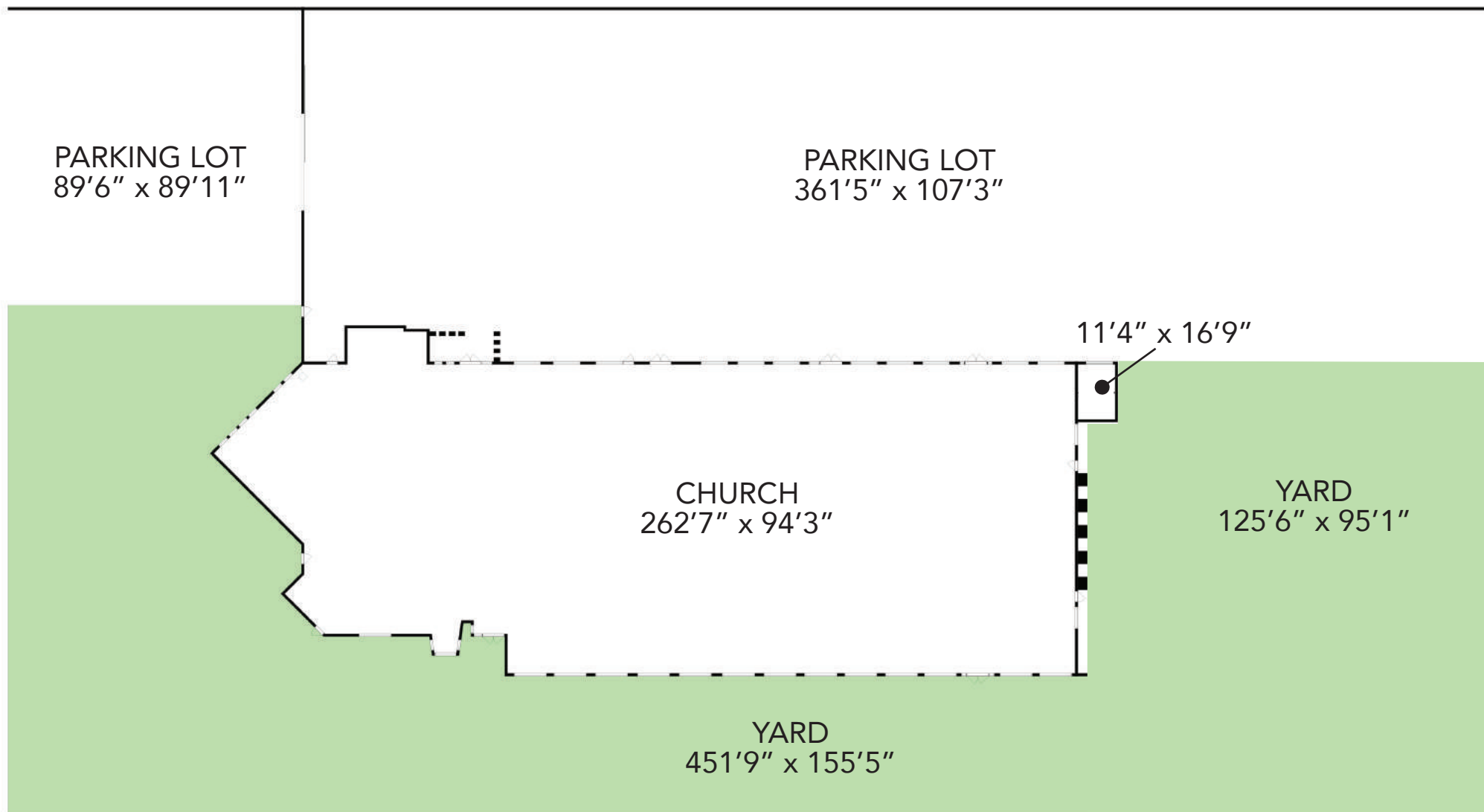
- 350+++ Main Sanctuary Seating
- Accessible Auxiliary Space Each Side
- Full Heated Baptismal Pool
- Forced Air & Central Air
- **Full Size Gym / 2nd Sanctuary**
- 50 Foot Peaked Ceiling
- Large Ventilation Fan
- Full Size Commercial Kitchen
- Additional Auxiliary Kitchen
- 30 Private Offices, Classrooms & Rooms
- Large Foyers and Hallways
- Lounge with Woodburning Fireplace
- Caretakers Apartment with 3 Bedrooms
- 96 Parking Spots
- 2 Boilers

PROPERTY INFORMATION

- Sits on Main Thoroughfare
- Rapidly Appreciating Auburn Neighborhood
- Just Shy of 2 Acres of Land, 1.88 Acres
- East End of Property Built in 1959
- West End of Property Built in 1967
- Quality Construction
- Walnut Wood Ceilings and Beams
- Skylights Throughout
- Interior Square Footage 20,564
- Caretaker Apartment Sq Ftg Excluded
- Zoning: PMD13



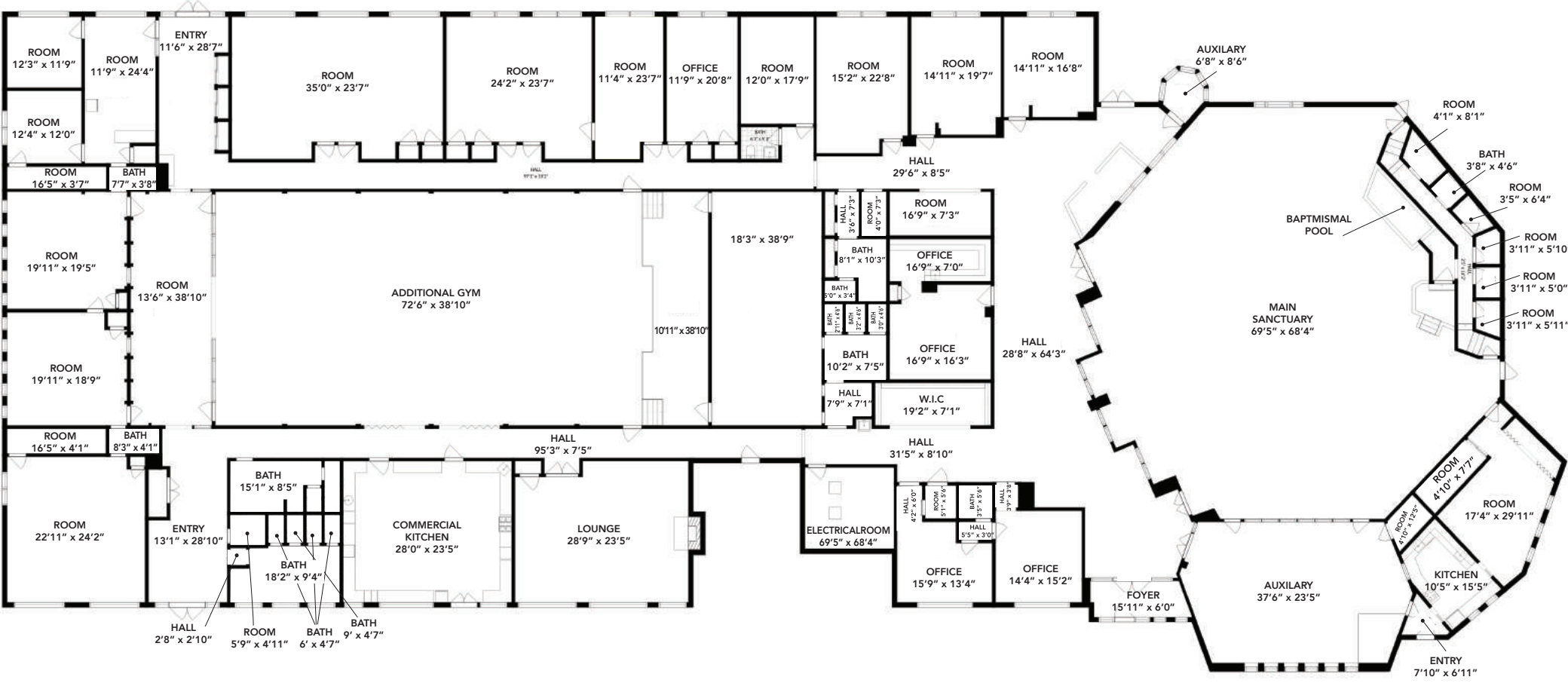




Estimated areas

GLA FLOOR 1: 82075 sq. ft, excluded 190 sq. ft
Total GLA 82075 sq. ft, total scanned area 82265 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Estimated areas

GLA FLOOR 1: 20564 sq. ft, excluded 243 sq. ft
 Total GLA 20564 sq. ft, total scanned area 20807 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.