

Downtown Batavia—River Street

5-31 N RIVER ST

BATAVIA, IL

CORCORAN
COMMERCIAL REAL ESTATE



RIVER STREET PROPERTIES



PROPERTY INFORMATION:

- Beautiful Retail Space along River Street
- Riverwalk along Fox River
- Excellent Visibility
- Proximity to restaurants, shopping, and convenience
- Great Parking—Public Lots and Deck Adjacent

CONTACT INFORMATION:

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COMPETITIVE RENT:

- Available Spaces:
 - 975 SF—Small Shop Space
 - 2,400 SF—Office on the River
 - 3,100 SF Bar / Restaurant
 - 11,020 SF Large Restaurant
- Office can be combined up to 4,800 SF
- **\$12-16 per square foot Base Rent**
- **\$5.90 per square foot NNN**

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19 N RIVER ST
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SMALL SHOP SPACE



PROPERTY INFORMATION:

- 975 Square Feet
- Easy to Carpet and Paint
 - River View
- \$16 per square foot base rent
- Great Parking—Public Lots and Deck Adjacent

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OFFICE SPACE
ALONG THE RIVER



PROPERTY INFORMATION:

- 4,800 Total Square Feet
- Can be divided to 2,400 SF
 - Excellent Location
 - Great patio facing river
- \$15 per square foot base rent

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BAR RESTAURANT



PROPERTY INFORMATION:

- 3,100 Square Feet
- Small Kitchen Space
- Well Appointed on River Street
- Great patio facing River Street
- \$16 per square foot base rent

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RESTAURANT EVENT
SPACE



PROPERTY INFORMATION:

- 11,020 Square Feet
- Large Kitchen
- Event Space
- Well Appointed on River and Street
- Huge patio facing River Street with Fire Tables
 - \$12 per square foot base rent
- Great Parking—Lot Immediately Next Door

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