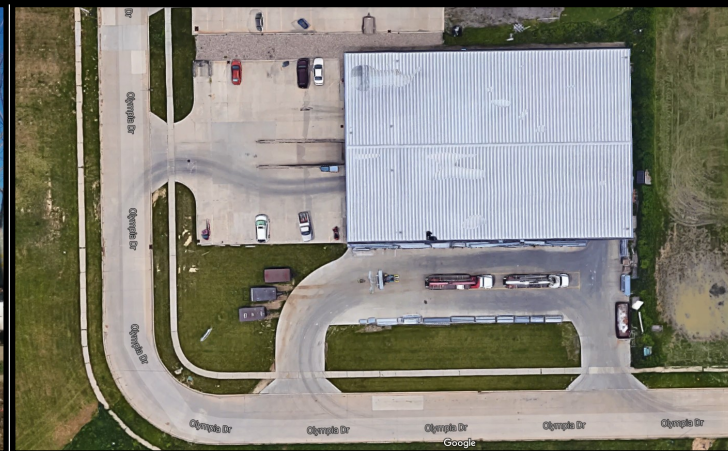




FOR SALE or LEASE | 18,928 SF WAREHOUSE
420 OLYMPIA DRIVE, BLOOMINGTON, IL

THE REAL ESTATE GROUP



FEATURES:

- One shared (1) dock
- Larger space is leased
- North unit available for lease
 - Overhead door
 - One private office and one restroom
 - Large open space

PROPERTY OVERVIEW

SF:	12,242 SF—LEASED
SF:	6,686 SF
LEASE PRICE:	\$5.90/SF + utilities
SALE PRICE:	\$1,195,000
TAXES 2017:	\$22,448

FOR MORE DETAILS CONTACT:

Michael O'Neal moneal@cbcregroup.com
Meghan O'Neal, CCIM meghan.oneal@cbcregroup.com

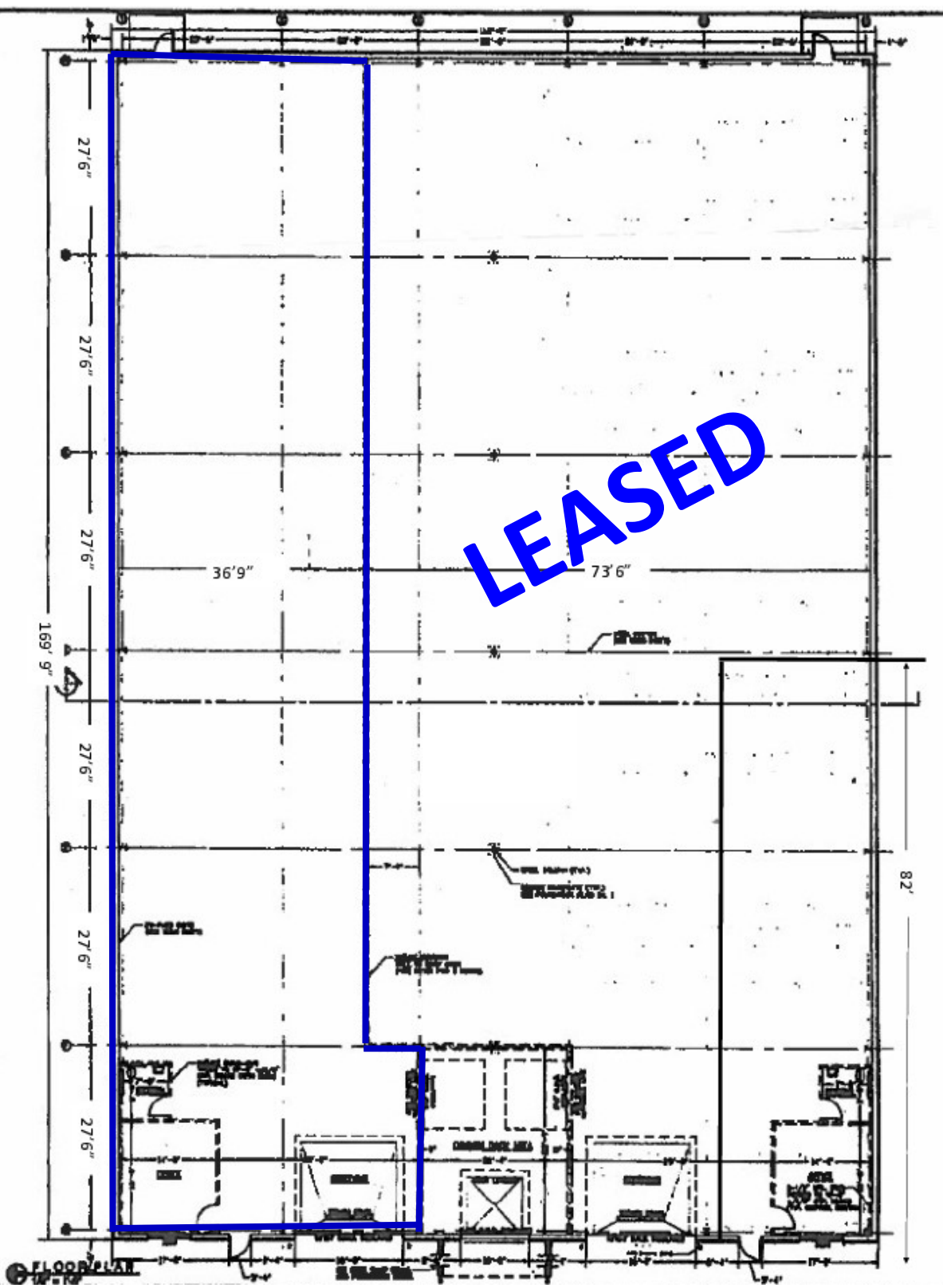
Direct 309-662-2267
Direct 309-664-3617 **Cell** 309-532-1808

304 N. Hershey Rd, Bloomington, IL 61704



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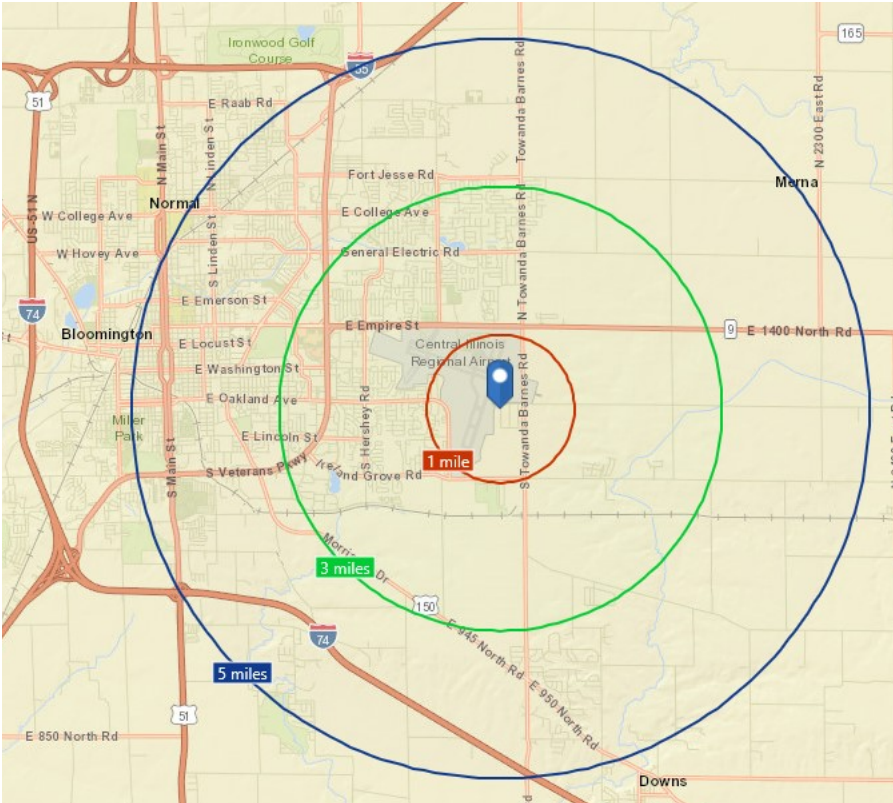


Olympia Drive



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Area Businesses:



1 MILE	3 MILE	5 MILE
785	35,328	90,841
Est. Population	Est. Population	Est. Population
\$115,629	\$106,253	\$83,084
Est. Average Income	Est. Average Income	Est. Average Income
718	53,827	101,318
No. of Employees	No. of Employees	No. of Employees
64	1,455	4,034
No. of Businesses	No. of Businesses	No. of Businesses

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