

Property For Sale, Ideal Use For Restaurant, Event, Banquet Hall & More!

4N250 ILLINOIS 47

Maple Park, IL 60151



SIZE:

5,496 SF
3.28 Acres

ADDRESS:

4N250 Illinois 47 Maple Park, IL 60151

SUMMARY:

Introducing a prime investment opportunity in the Maple Park area! These remarkable buildings totaling 5,496 square feet, is situated on 3.28 acres of F-2 zoned land, making it perfect for farm-to-table ventures with the potential to utilize what's already being grown on the property. The property already possesses a valuable liquor license, providing added potential for investors.

ZONING:

F-2

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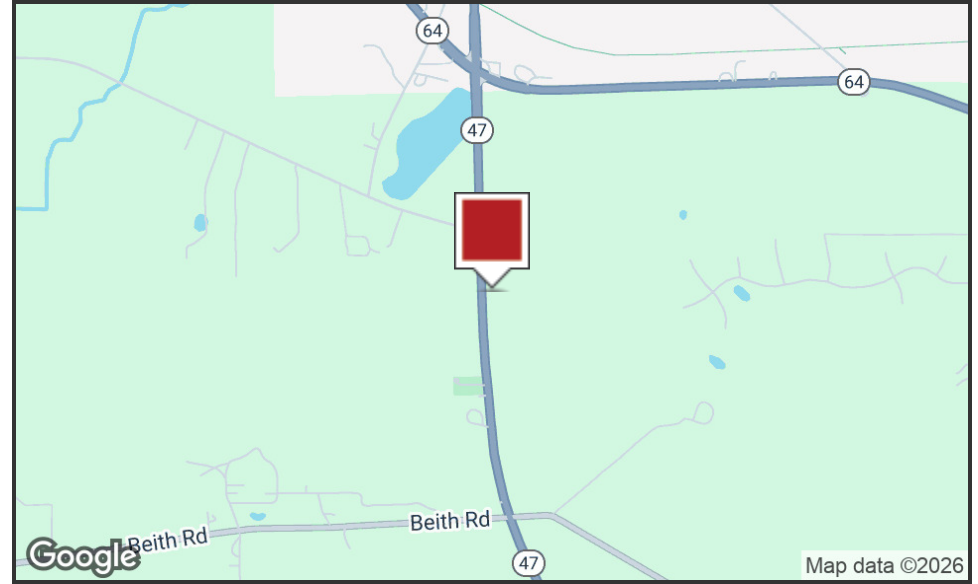
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All information herein is from sources deemed reliable but not guaranteed accurate. Subject to errors, omissions, and to change of price and terms, prior lease, all without notice. The Listing agent makes no warranties or representations about the information contained in this form, therefore, it is the Tenant's/Purchaser's responsibility to ascertain its requirements and to determine that specifications listed on this listing form are acceptable to the Tenant/Purchaser.

Executive Summary



OFFERING SUMMARY

Sale Price - Building, equipment, & business:	\$1,950,000
Sale Price - Building & equipment:	\$1,850,000
Sale Price - Building/property only:	\$1,700,000
Building Size:	5,496 SF
Price / SF:	\$336.61

PROPERTY OVERVIEW

Introducing a prime investment opportunity in the Maple Park area! This remarkable 5,496 square foot building is situated on 3.28 acres of F-2 zoned land, making it perfect for farm-to-table ventures with the potential to utilize what's already being grown on the property. The expansive acreage offers ample space for agricultural pursuits, creating an ideal setting for farm-to-table dining experiences. Additionally, the property already possesses a valuable liquor license, providing added potential for investors seeking to enhance the offering with beverage services. Don't miss out on the chance to transform this exceptional property into a thriving farm-to-table destination.

PROPERTY HIGHLIGHTS

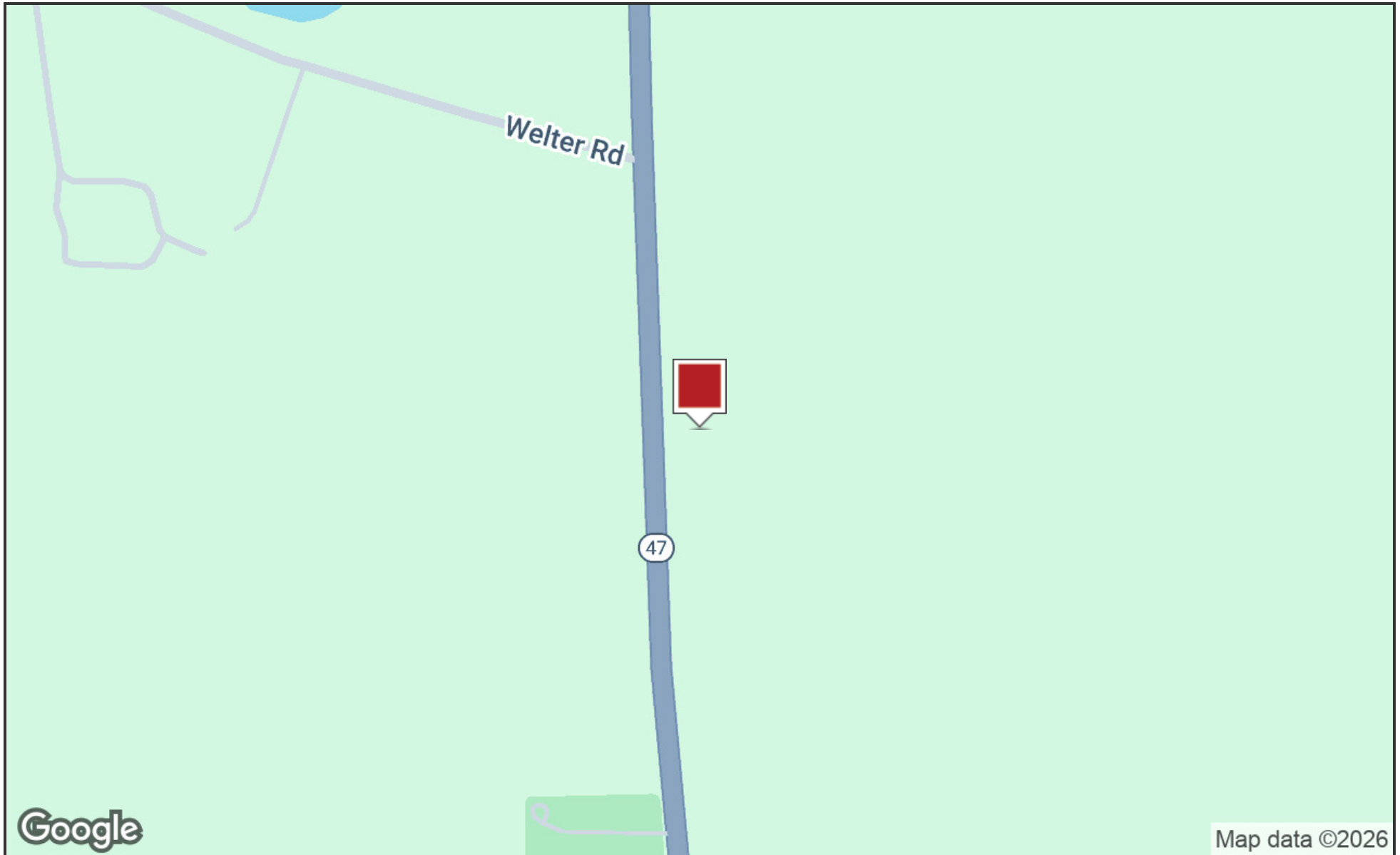
- - 5,496 SF building with flexible design
- - Situated on 3.28 acres of F-2 zoned land
- - Ideal for farm-to-table ventures
- - Potential for on-site agricultural use
- - Existing liquor license for added versatility

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Location Map



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Additional Photos



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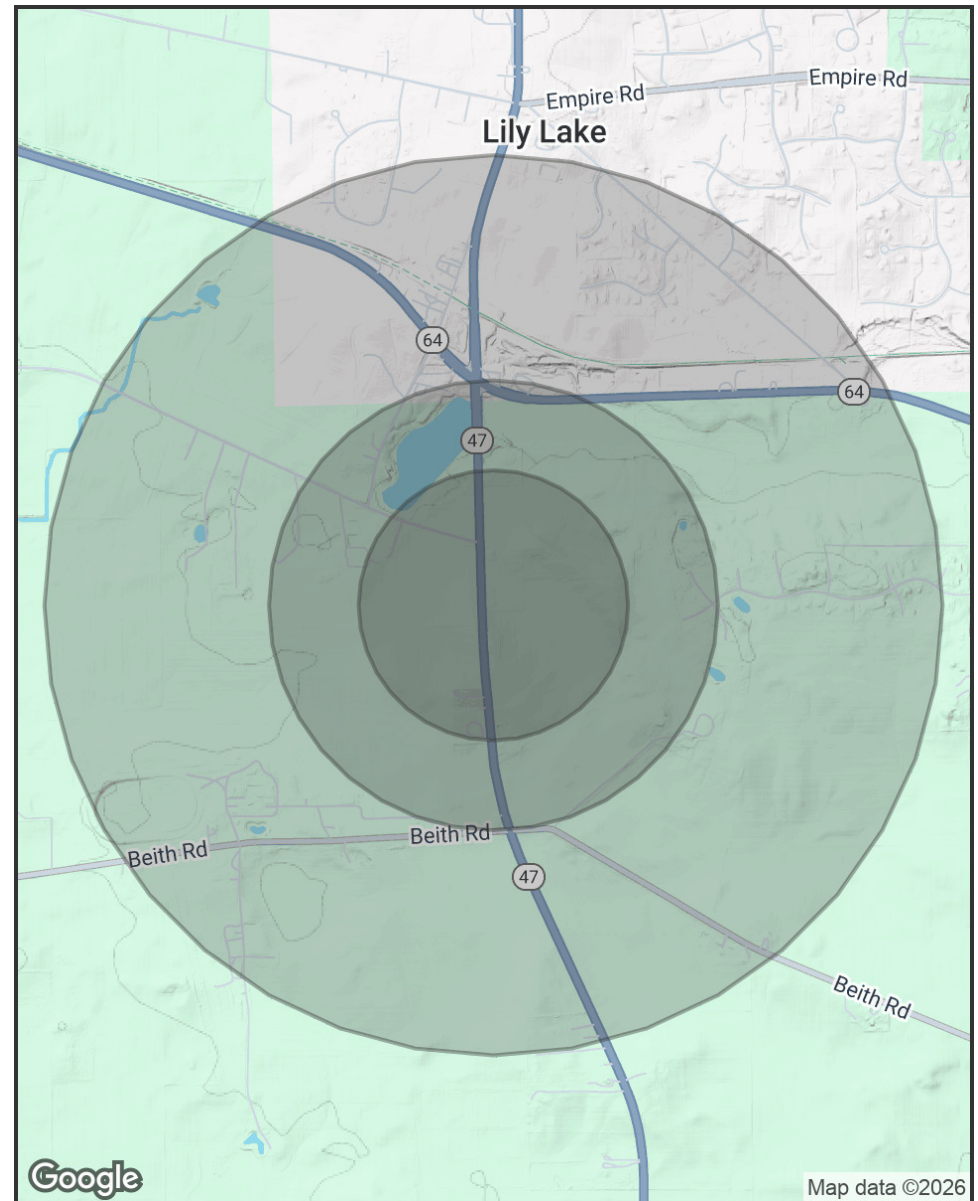
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Demographics Map & Report

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	21	57	482
Average Age	43	43	43
Average Age (Male)	43	43	43
Average Age (Female)	43	44	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	7	20	176
# of Persons per HH	3	2.9	2.7
Average HH Income	\$186,968	\$185,652	\$170,048
Average House Value	\$494,137	\$492,152	\$469,060

Demographics data derived from AlphaMap



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