

Dental Space

430 W Stephenson Freeport, IL

FOR SALE

Discover a rare opportunity to own a fully built-out, free-standing oral surgery office in the heart of Freeport. This well-maintained property offers a functional medical layout ideal for oral surgery, dental, or other healthcare uses. Situated along West Stephenson Street with excellent visibility and convenient parking, the building provides a turnkey solution for a medical professional or investor seeking a high-quality asset in a strong regional market.



Sale Price:
\$350,000

Available SF:
1554 SF SF

Parking Spaces:
-

Building Size:
1,554 SF

Lease Term:
Negotiable

DAVE GRAMMAS | 630.353.1190 | DGRAMMAS@JROSSIANDASSOCIATES.COM
WILLIAM PARK | 630.353.1190 | WILLIAM@JROSSIANDASSOCIATES.COM

Population

0.3 MILES

1,564

TOTAL POPULATION

4,159 9,843
0.5 MILES 1 MILE

36

AVERAGE AGE

37 39
0.5 MILES 1 MILE

0.3 Miles

36

AVERAGE AGE (MALE)

37 38
0.5 MILES 1 MILE

37

AVERAGE AGE (FEMALE)

37 39
0.5 MILES 1 MILE

Households and Income

0.3 MILES

674

TOTAL HOUSEHOLDS

1,828 4,297
0.5 MILES 1 MILE

2.3

OF PERSONS PER HH

2.3 2.3
0.5 MILES 1 MILE

0.3 Miles

\$53,635

AVERAGE HH INCOME

\$54,560 \$56,064
0.5 MILES 1 MILE

\$97,354

AVERAGE HOUSE VALUE

\$95,212 \$85,435
0.5 MILES 1 MILE

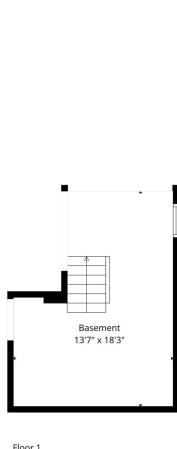
* Demographic data derived from 2020 ACS - US Census



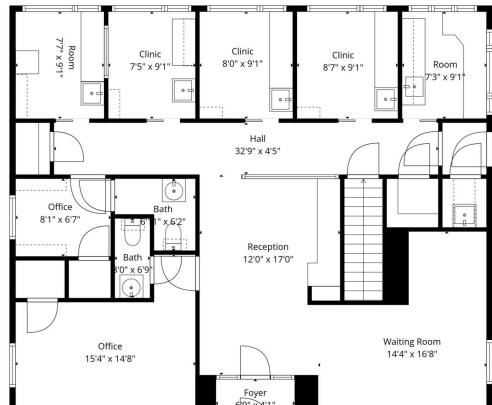
Dental Office

Freeport, IL

FLOOR PLANS



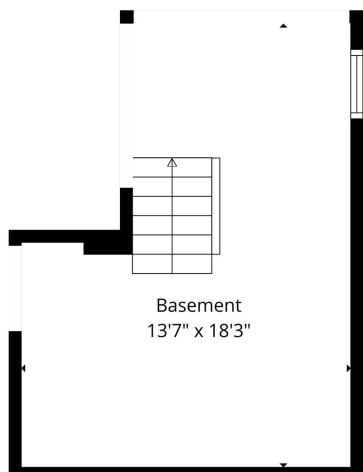
Floor 1



Floor 2

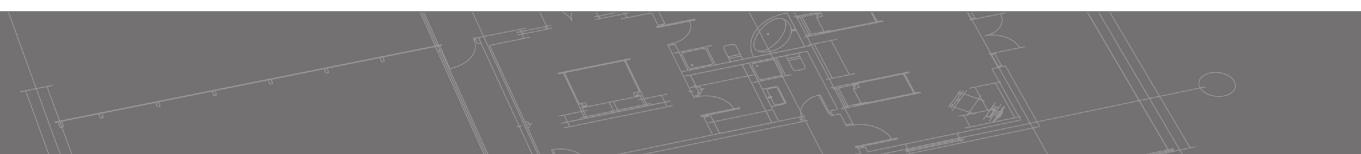
TOTAL: 1419 sq. ft.
BELOW GRADE: 0 sq. ft. FLOOR 2: 1419 sq. ft.
EXCLUDED AREAS: BASEMENT: 208 sq. ft., WALLS: 110 sq. ft.

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Basement
13'7" x 18'3"

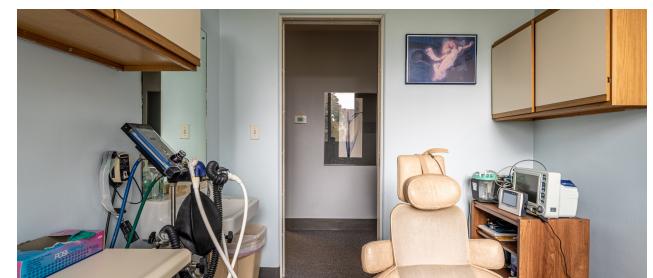
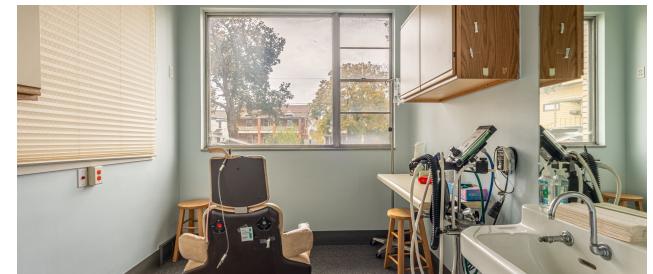
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ADDITIONAL PHOTOS



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RETAILER MAP

