

Flexible Building For Sale

227 E Adams, Springfield, IL



Sale Price: \$795,000

Total Building: +/- 29,168 Sq. Ft.

1st: +/- 10,444 Sq. Ft.

2nd: +/- 10,444 Sq. Ft.

Zoning: S-3 (City of Springfield) **Property Year Built:** 1920

Basement: +/- 8,280 Sq. Ft.

A rare opportunity in Downtown Springfield, IL with so many possibilities!

Drive up to the covered canopy entrance, then make use of the many designated areas within the building. A beautiful reception area leads into the two-story main hall and mezzanine with a wall of arched windows that overlooks one of the three outdoor patio areas with a water fountain. There is onsite parking and the spaces throughout the building include large and small gathering spaces, offices, entertainment areas, a main kitchen, other smaller kitchen workspaces, and two elevators. This property has a wonderful atmosphere, blending sophistication with functionality.

Property being sold by judicial order and any sale shall be subject to court approval. Broker is the court appointed special selling officer. FF&E is not included in the sale. The real property is being sold "as is", "where is", and "with all faults", without any representation or warranty whatsoever as to its condition, status of title, fitness for any particular purpose, merchantability or any other warranty, express, or implied.

The information found in this brochure is for informational purposes only, and is not audited, warranted or in any fashion guaranteed by **Todd P Smith Real Estate, Inc.** It is subject to verification by any interested parties and no liability for errors or omissions is assumed.

Contact: Todd P Smith
Phone: 217.441.8000
Email: todd@tpsmithre.com
Website: www.TPSmithRE.com



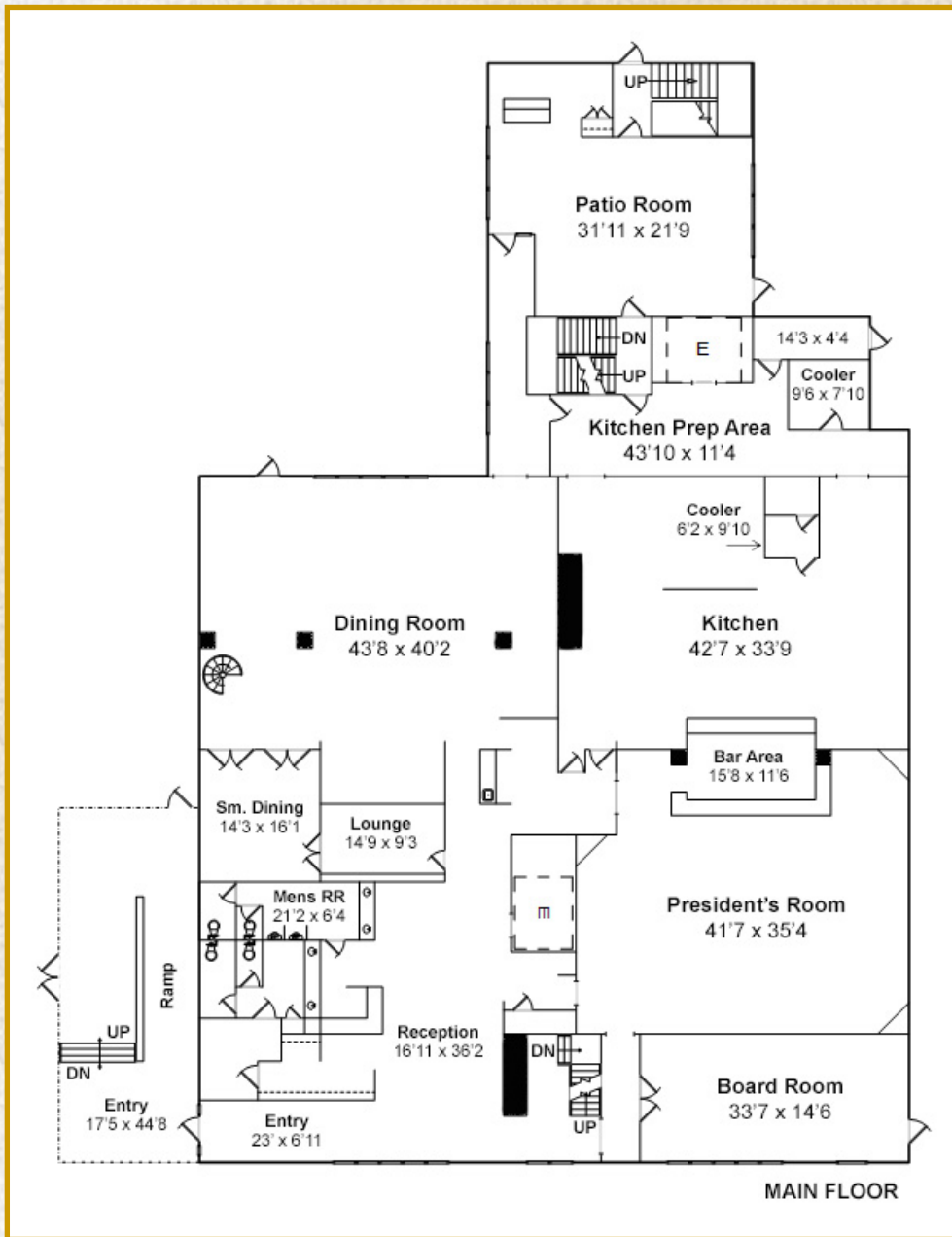
TODD P. SMITH
COMMERCIAL REAL ESTATE

Todd P Smith, Designated Managing Broker

Flexible Building For Sale

227 E Adams, Springfield, IL

First Floor



Property being sold by judicial order and any sale shall be subject to court approval. Broker is the court appointed special selling officer. FF&E is not included in the sale. The real property is being sold "as is", "where is", and "with all faults", without any representation or warranty whatsoever as to its condition, status of title, fitness for any particular purpose, merchantability or any other warranty, express, or implied.

The information found in this brochure is for informational purposes only, and is not audited, warranted or in any fashion guaranteed by **Todd P Smith Real Estate, Inc.** It is subject to verification by any interested parties and no liability for errors or omissions is assumed.

Contact: Todd P Smith
Phone: 217.441.8000
Email: todd@tpsmithre.com
Website: www.TPSmithRE.com



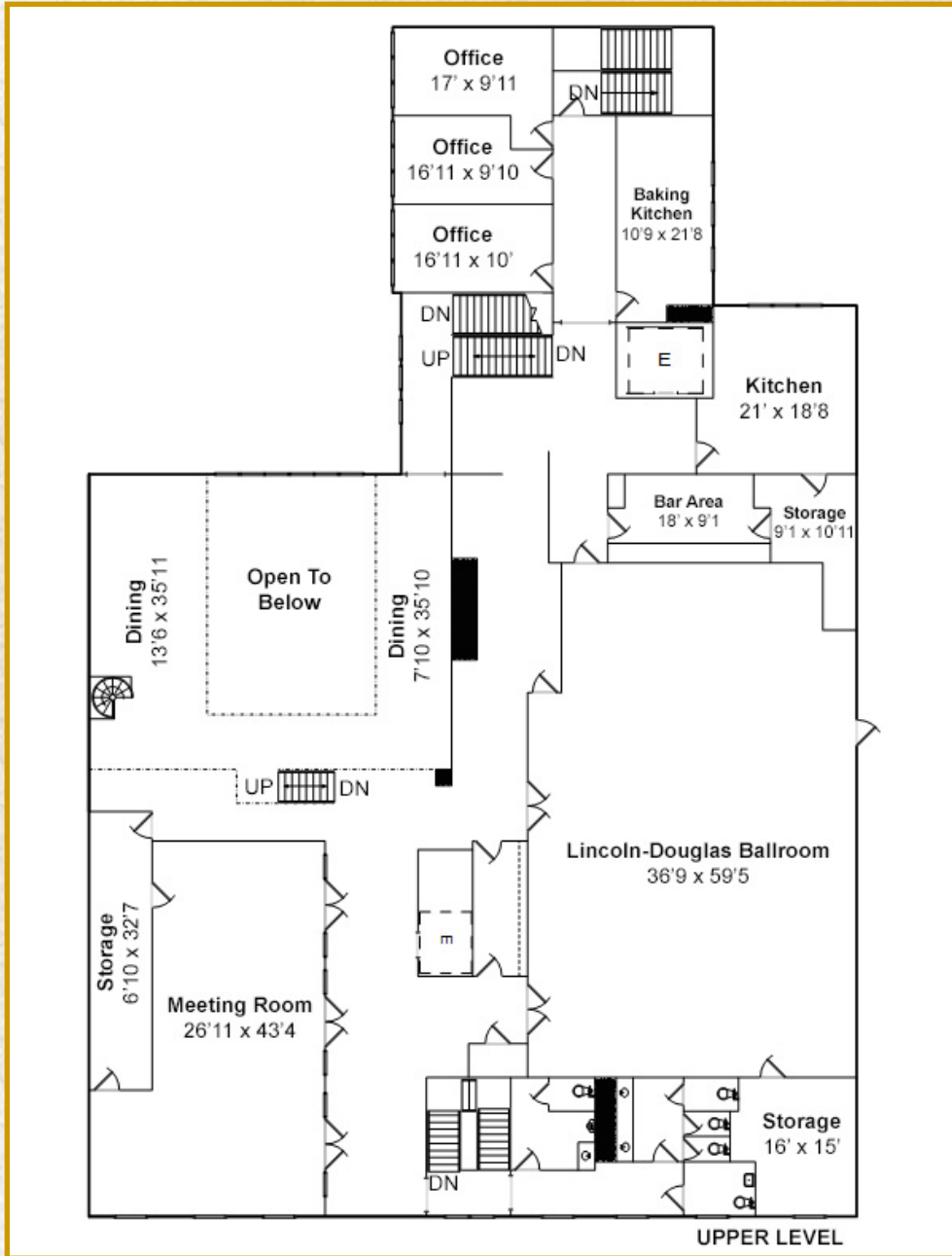
TODD P. SMITH
COMMERCIAL REAL ESTATE

Todd P Smith, Designated Managing Broker

Flexible Building For Sale

227 E Adams, Springfield, IL

Second Floor



Property being sold by judicial order and any sale shall be subject to court approval. Broker is the court appointed special selling officer. FF&E is not included in the sale. The real property is being sold "as is", "where is", and "with all faults", without any representation or warranty whatsoever as to its condition, status of title, fitness for any particular purpose, merchantability or any other warranty, express, or implied.

The information found in this brochure is for informational purposes only, and is not audited, warranted or in any fashion guaranteed by **Todd P Smith Real Estate, Inc.** It is subject to verification by any interested parties and no liability for errors or omissions is assumed.

Contact: Todd P Smith
Phone: 217.441.8000
Email: todd@tpsmithre.com
Website: www.TPSmithRE.com



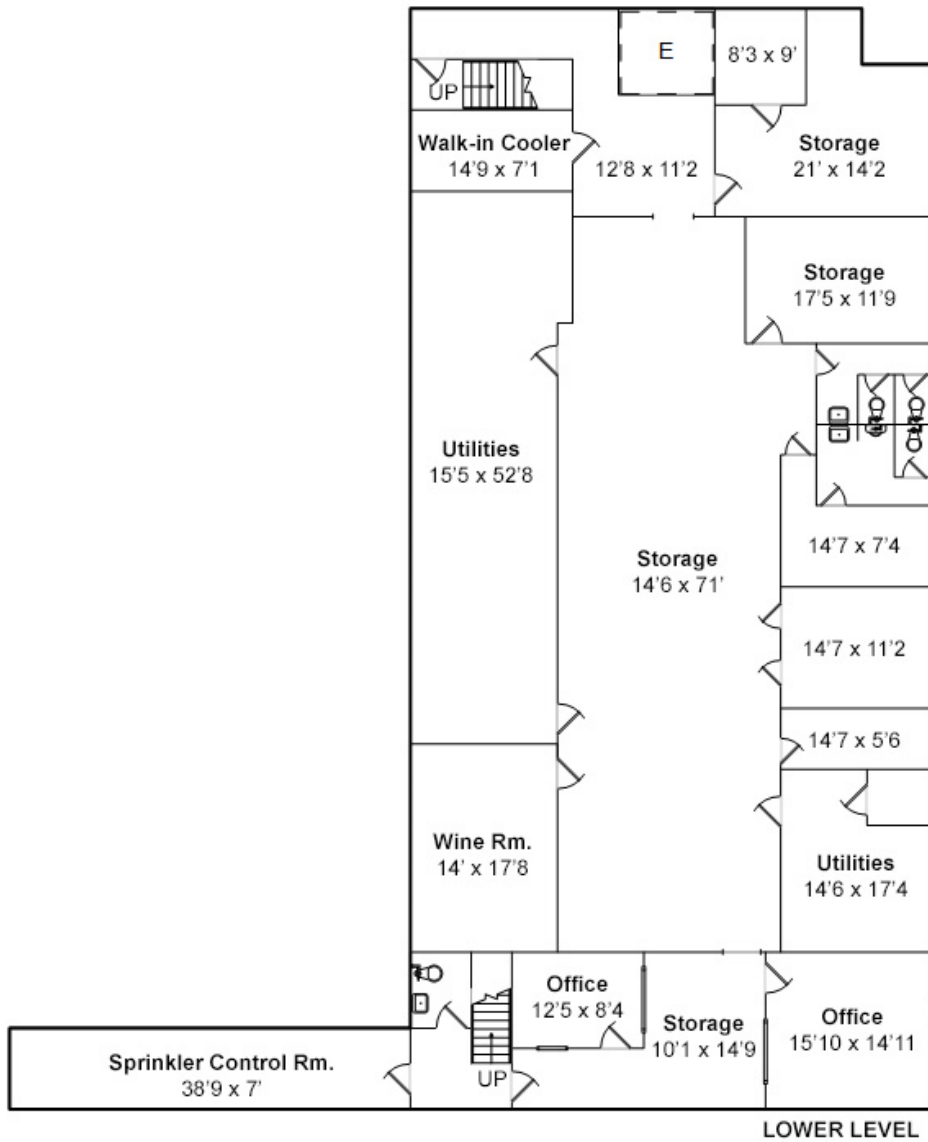
TODD P. SMITH
COMMERCIAL REAL ESTATE

Todd P Smith, Designated Managing Broker

Flexible Building For Sale

227 E Adams, Springfield, IL

Lower Level



Property being sold by judicial order and any sale shall be subject to court approval. Broker is the court appointed special selling officer. FF&E is not included in the sale. The real property is being sold "as is", "where is", and "with all faults", without any representation or warranty whatsoever as to its condition, status of title, fitness for any particular purpose, merchantability or any other warranty, express, or implied.

The information found in this brochure is for informational purposes only, and is not audited, warranted or in any fashion guaranteed by **Todd P Smith Real Estate, Inc.** It is subject to verification by any interested parties and no liability for errors or omissions is assumed.

Contact: Todd P Smith
Phone: 217.441.8000
Email: todd@tpsmithre.com
Website: www.TPSmithRE.com



TODD P. SMITH
COMMERCIAL REAL ESTATE

Todd P Smith, Designated Managing Broker

Flexible Building For Sale

227 E Adams, Springfield, IL

Parcel Map



Property being sold by judicial order and any sale shall be subject to court approval. Broker is the court appointed special selling officer. FF&E is not included in the sale. The real property is being sold "as is", "where is", and "with all faults", without any representation or warranty whatsoever as to its condition, status of title, fitness for any particular purpose, merchantability or any other warranty, express, or implied.

The information found in this brochure is for informational purposes only, and is not audited, warranted or in any fashion guaranteed by **Todd P Smith Real Estate, Inc.** It is subject to verification by any interested parties and no liability for errors or omissions is assumed.

Contact: Todd P Smith
Phone: 217.441.8000
Email: todd@tpsmithre.com
Website: www.TPSmithRE.com



TODD P. SMITH
COMMERCIAL REAL ESTATE

Todd P Smith, Designated Managing Broker