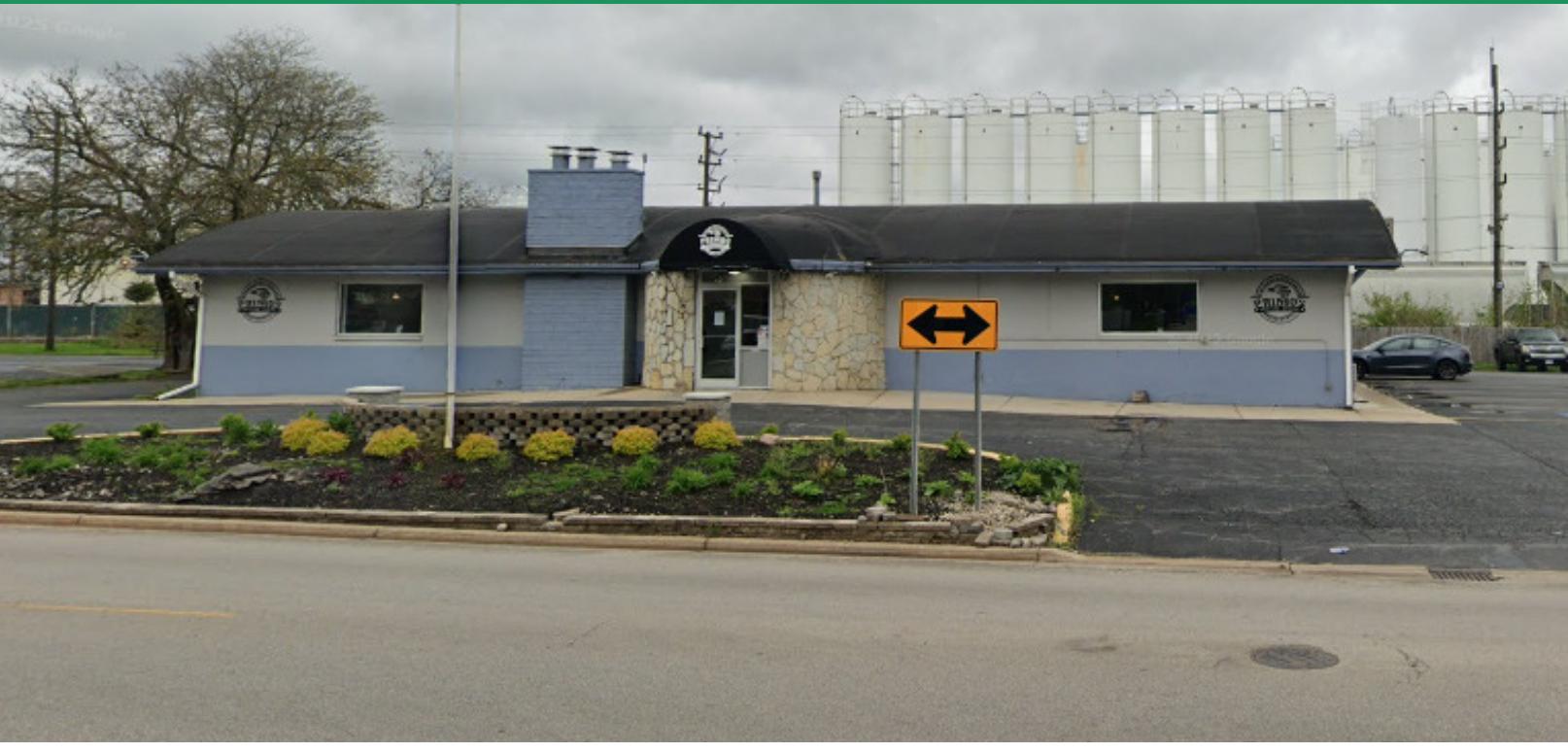


For Sale

# Restaurant Property On 0.84 Acres In Aurora

914 N Highland Ave, Aurora, IL 60506



## Property Description

8,506 SF Two Story Restaurant Building with finished basement located on .84 Acre lot in Aurora

## Location Description

Located on N Highland Ave between Illinois Ave and W Indian Trail

## Property Highlights

- Former Mexican Restaurant
- Full kitchen
- Walk-in freezer and cooler
- Full bar area
- Small built-out stage
- Seats approximately 85
- Approximately 47 Parking Spots

## Offering Summary

Sale Price:	\$800,000
Lot Size:	0.84 Acres
Building Size:	8,506 SF
Ground Floor:	4,253 SF
Finished Basement:	4,253 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Households	5,999	36,585	72,699
Total Population	18,983	109,085	212,165
Average HH Income	\$81,167	\$92,803	\$117,611

Ryan J Dolan

630.774.8522

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Dolan & Murphy, Inc. | 630.801.8800 | 765 Orchard Avenue, Aurora, IL 60506

The information herein has been obtained from sources deemed reliable but is subject to verification, change, withdrawal without notice, and is submitted without any warranty as to accuracy.



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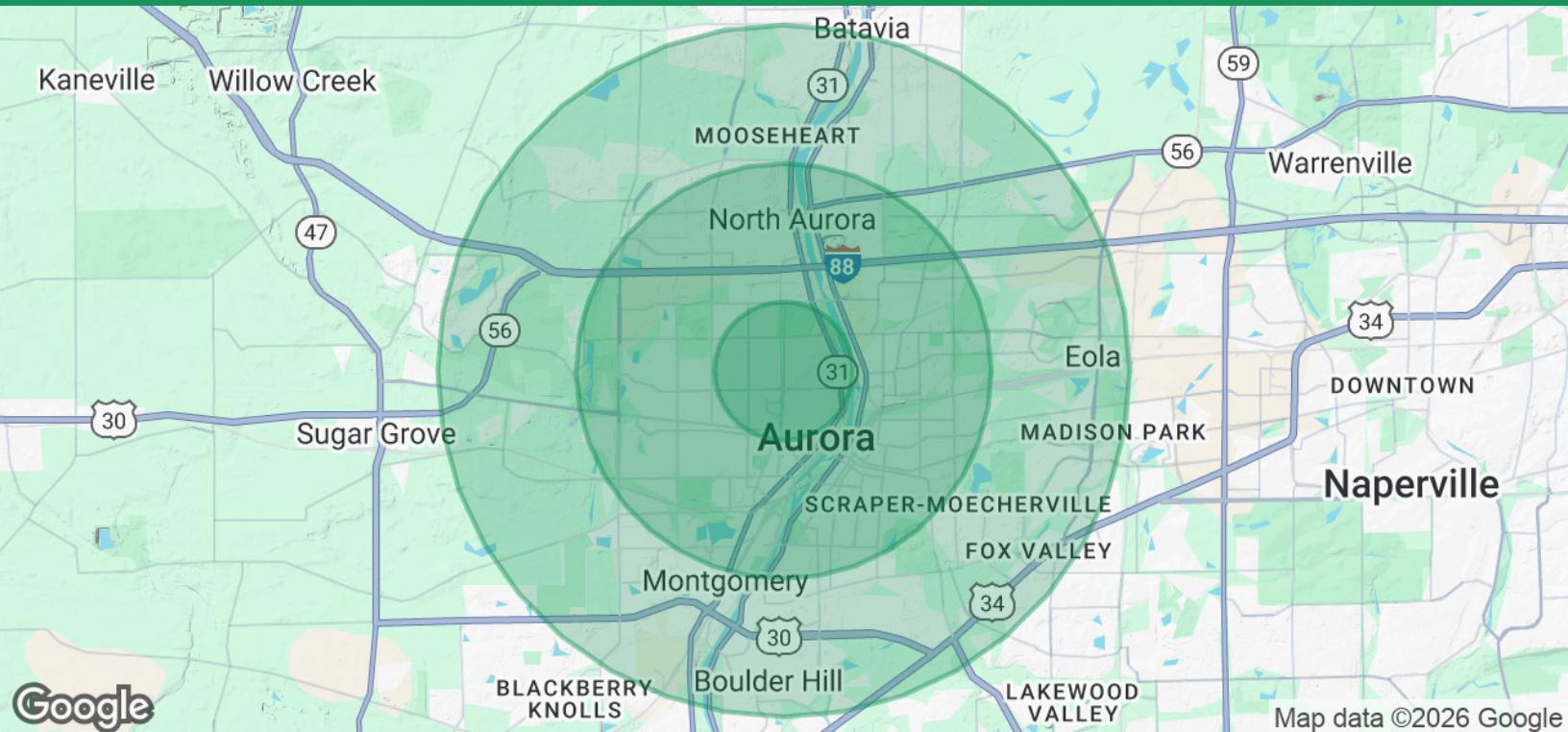
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For Sale

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Population	1 Mile	3 Miles	5 Miles
Total Population	18,983	109,085	212,165
Average Age	35	37	38
Average Age (Male)	34	37	37
Average Age (Female)	36	38	39

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	5,999	36,585	72,699
# of Persons per HH	3.2	3	2.9
Average HH Income	\$81,167	\$92,803	\$117,611
Average House Value	\$210,083	\$227,372	\$289,407

*Demographics data derived from AlphaMap*

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