

FOR SALE 644 W. PARK AVE AURORA, IL

\$1,899,000 IMMEDIATELY AVAILABLE

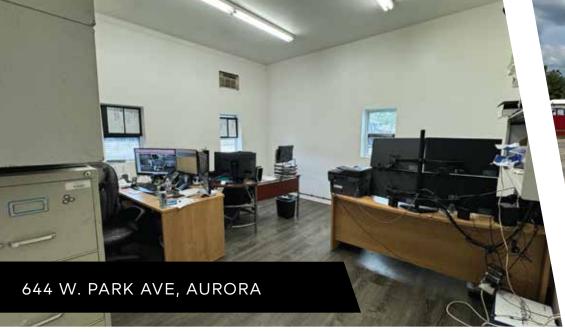
Discover a pre-approved truck parking opportunity in The City of Aurora! This property features an enclosed yard with a powered entry gate, ensuring secure access and peace of mind. Offering a blend of secure and outdoor storage options, it encompasses two parcels totaling 1.63 acres. The recently remodeled office space adds a modern touch, complemented by upgraded power for enhanced functionality. Additionally, the property includes a 1,500 sq ft shop, ideal for a variety of operational needs. With its immediate availability, this location is perfect for your truck parking and storage requirements.

JASON PESOLA

Cell: 630-486-7321 jason@thepesolagroup.com



1960 Springbrook Square Dr #100 Naperville, IL 60564



1.63+/-

ACRES



PROPERTY HIGHLIGHTS

IMMEDIATELY AVAILABLE

24-HOUR ACCESS FENCED LOT

OUTDOOR

STORAGE

PAVED & GRAVEL SITE / TRUCK PARKING ALLOWED

ENCLOSED

YARD

APN: 15-21-128-004 PROPERTY TAXES: \$5,246.38

APN: 15-21-128-005 PROPERTY TAXES: \$1,623.32

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AURORA ILLINOIS DEMOGRAPHICS

644 W. Park Ave, Aurora, IL

https://www.census.gov/quickfacts/fact/table/auroracityillinois/PST045222





TOTAL RETAIL SALES \$10,846 PER CAPITA

2017-2021 HOUSEHOLDS 61,003 MEDIAN HOUSEHOLD INCOME \$79,642

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