

FOR SALE - BUSINESS OPPORTUNITY



DARWINPW

R E A L T Y

49-59 NORTHSTREET, PARK FOREST, IL 60466

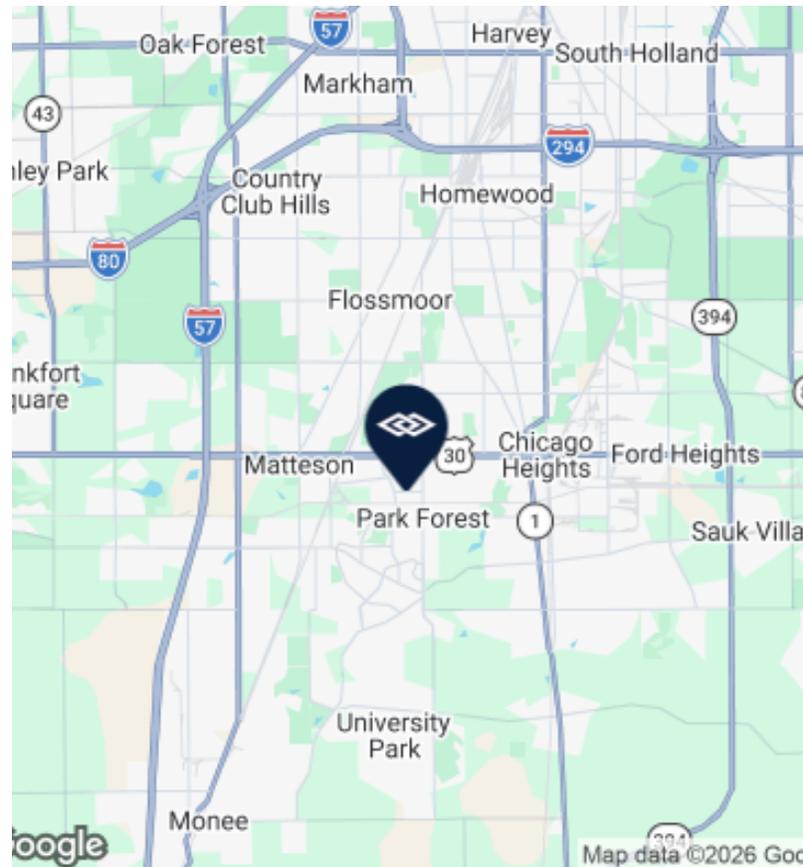


OFFERING SUMMARY

BUILDING SF	12,600 SF
CEILING HEIGHT	20'
LOT SIZE	1 Acre
LOADING	(6) 14' Drive-in Doors
ZONING	M
PARKING	Striped for ±55 Cars
SALE PRICE	\$1,500,000 Real Estate (Business offered as separate transaction)

PROPERTY HIGHLIGHTS

- Well maintained free-standing building can be divided into 6 individual 2,100 SF units
- Ideally located collision shop space
- Asphalt stone roof
- Parking lot redone in 2020
- All new emergency exit doors on south side of building
- Triple catch basin
- Updated LED lighting
- Each bay has Office/Mezzanine space
- Potential Class 8 tax incentive
- Cannabis approved site



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