

322 HAMILTON ST / 19 N 4th ST | GENEVA



FOR SALE / FOR LEASE

Office / Retail Buildings in Downtown Geneva

815 SF - 4,250 SF Available

322 HAMILTON ST / 19 N 4TH ST
GENEVA, IL

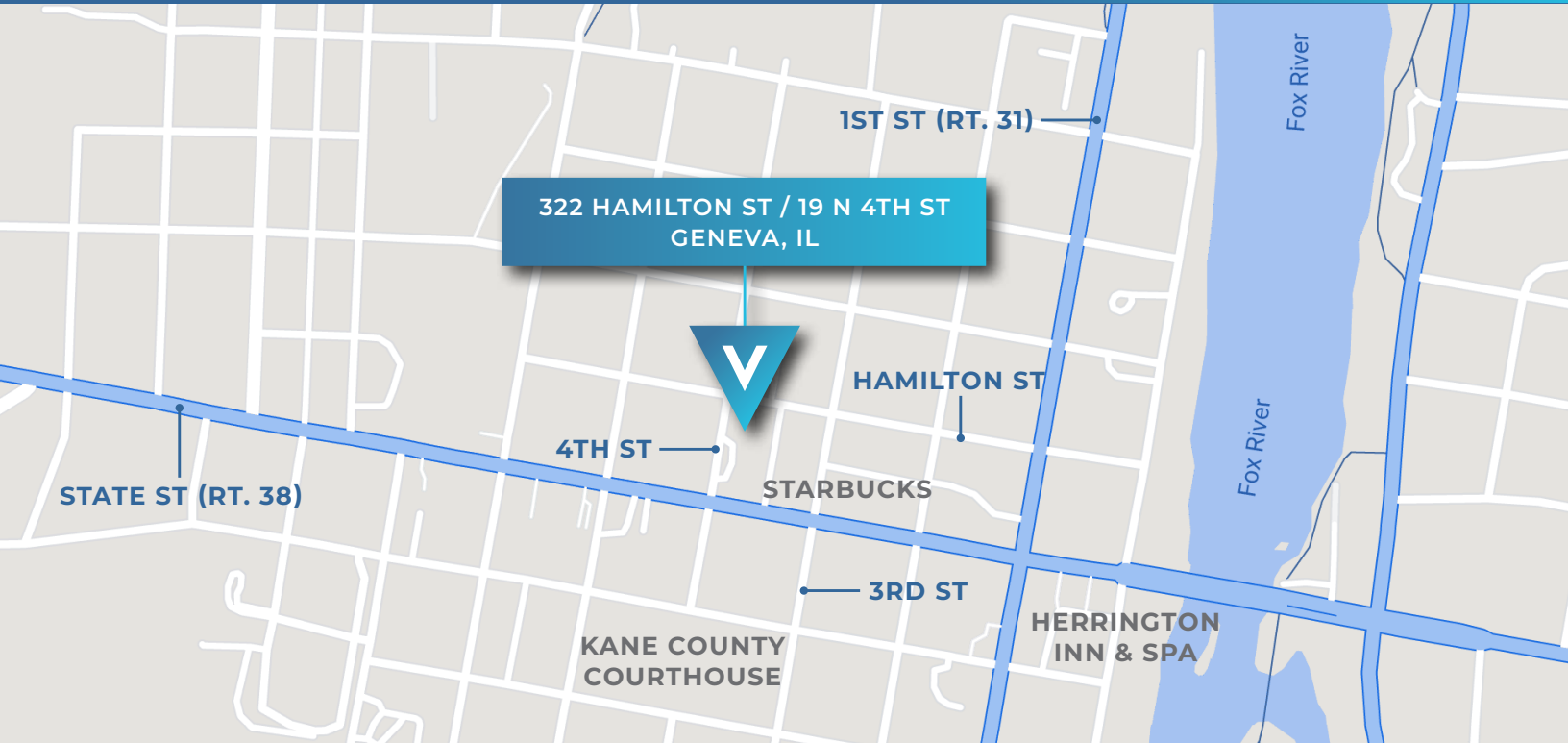
VersaRES.com



SCAN QR FOR
DIGITAL BROCHURE

PROPERTY SUMMARY

ASKING LEASE RATE	\$16.00 PSF NNN
ASKING SALE RATE	\$775,000 (\$182 PSF)
AVAILABLE SF	815 SF - 4,250 SF
YEAR BUILT	1930
BUILDING SF	+/- 4,250 SF
PARKING	4 SPACES
REAL ESTATE TAXES	\$13,683.00



BUILDING HIGHLIGHTS

- » 322 Hamilton St: +/- 2,390 SF
- » 19 N 4th St: +/- 1,860 SF
- » On-Site Parking
- » 19 N 4th St Built-Out with Plumbing Throughout the Space
- » Buildings can Accommodate Numerous Professional and Retail Uses
- » Perfect for Salon / Spa

AREA AMENITIES

- » Located in Downtown Geneva
- » Blocks from the Metra Station
- » Walking Distance to Numerous Fast Serve and Fine Dining Restaurants

CALL OR TEXT FOR MORE INFO:



STEVEN REA
ASSOCIATE
630.468.1780
SRea@VersaRES.com

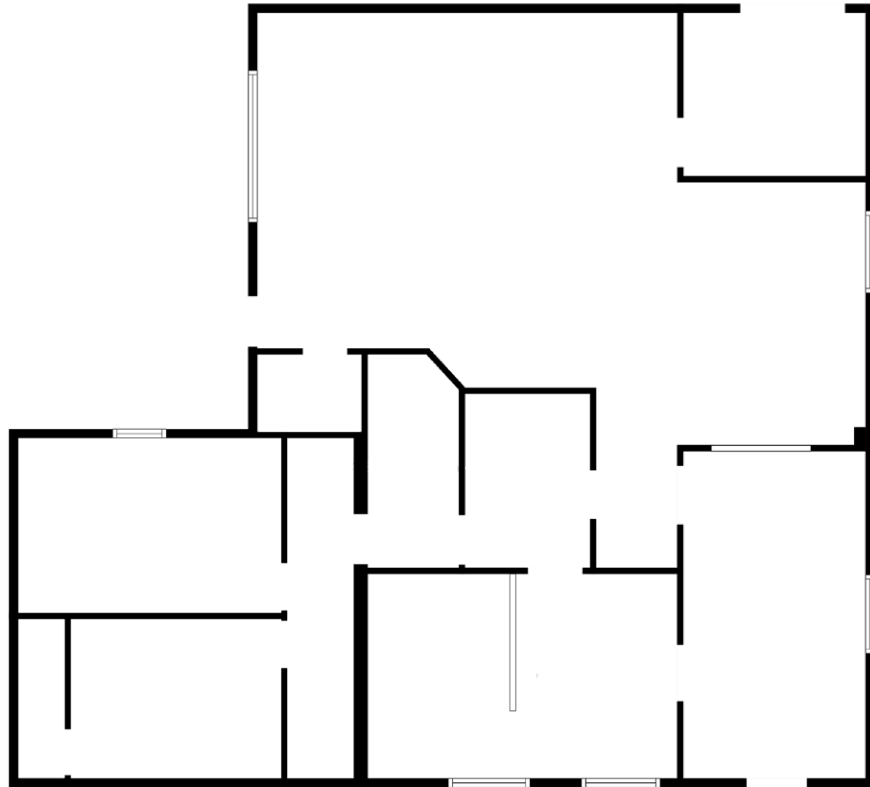


RYAN MOEN, SIOR
PRINCIPAL
DESIGNATED MANAGING BROKER
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19 N 4th St | Geneva
+/- 1,860 SF

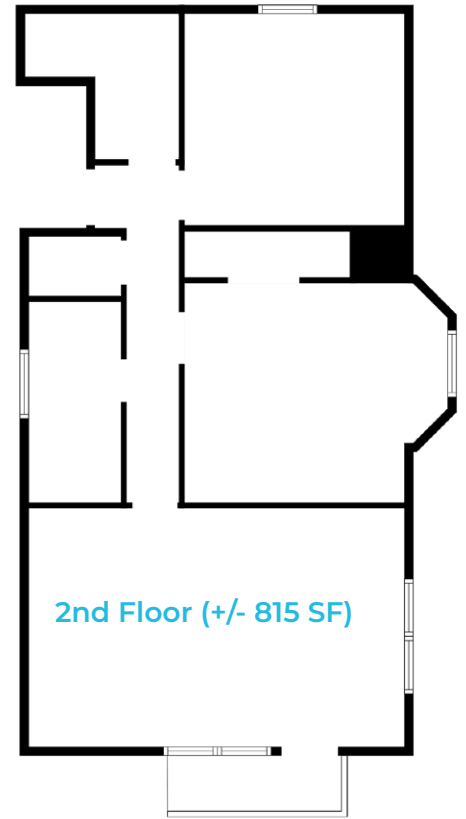
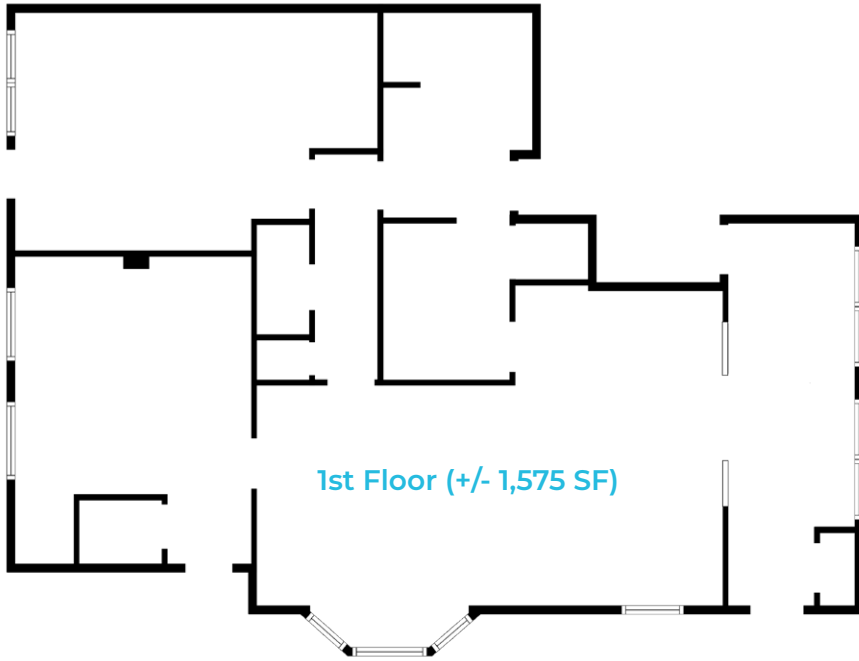
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322 Hamilton St | Geneva

+/- 2,390 SF

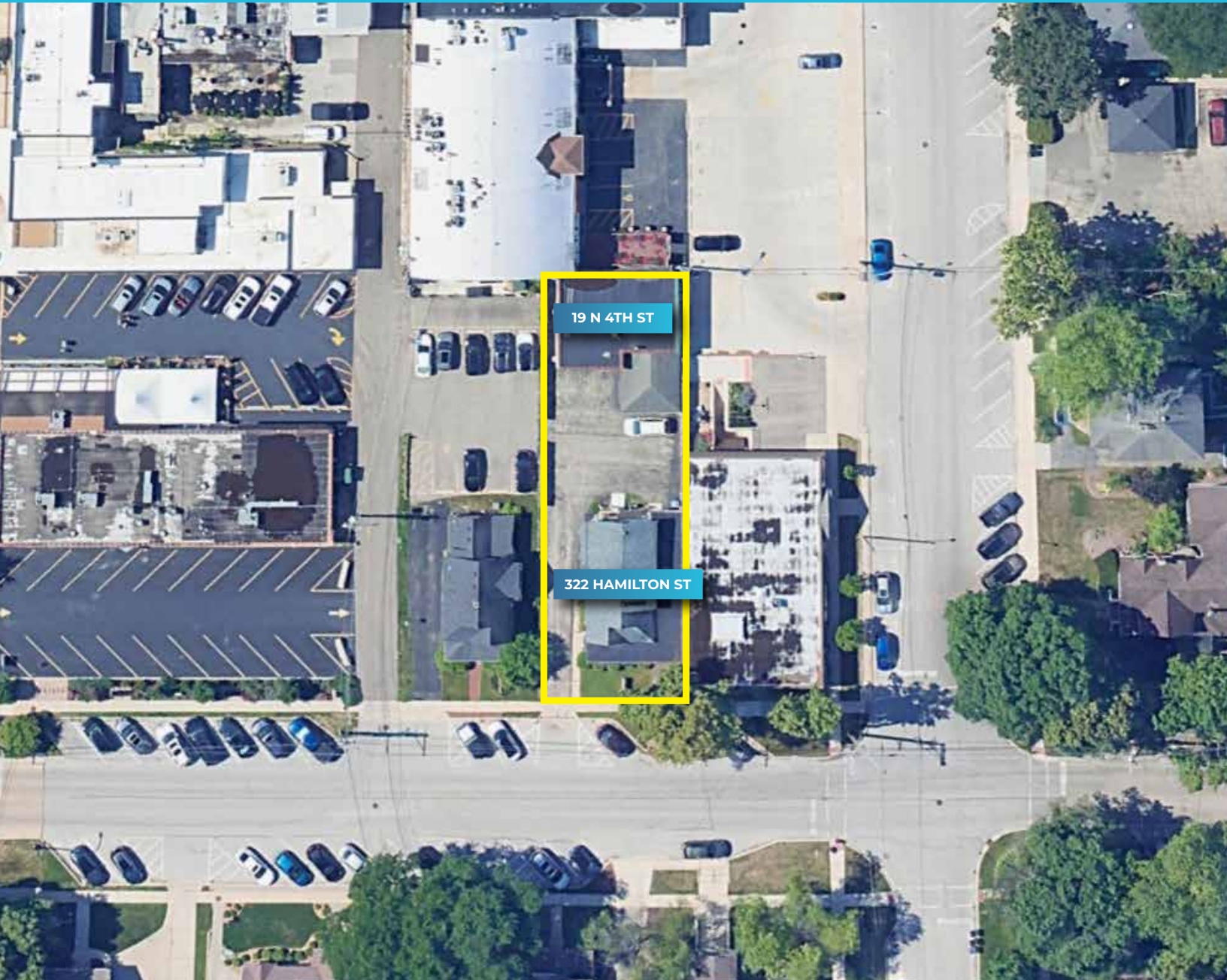
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AERIAL VIEW

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