

# 9000 31st Street

Brookfield  
Offered at \$285,000



Prominent West Suburban corner site (just west of Brookfield Zoo) of heavily traveled 31st Street in Brookfield. This 4 lane road (traffic count approximately 24,000 per day) is a major route from Riverside west to Downers Grove. Currently zoned C-4 under the Brookfield zoning regulations and includes a 2400+/- SQ FT building. The building includes an office, 2 restrooms, 3 overhead doors, 3 interior bays with hydraulic lifts, high ceilings, plus interior storage. The building needs work or potential to tear down for a new commercial development, condos or apartments. The property is being sold in "As Is Condition". The current zoning in Brookfield does not allow automotive repair service to operate in this location. OPPORTUNIY! OPPORTUNITY!



Joel Klecka  
Broker/Associate  
Coldwell Banker Realty  
219 W Hillgrove Ave  
La Grange, IL 60525  
Office: (708) 352-4840 |  
Direct: (630) 466-8369  
joel@joelklecka.com

  
COLDWELL BANKER  
REALTY  
Coldwell Banker Realty

List office: Coldwell Banker Realty (708) 352-4840

All measurements and figures are approximate. Source of information is deemed reliable, but not verified.

