

ADAPTIVE REUSE OR REDEVELOPMENT

2300 S. OREGON STREET, PEORIA, IL 61605

AVAILABLE FOR SALE

JASON MILLER

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MALOOF
COMMERCIAL
Real Estate Company

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LOCATION DESCRIPTION

This location offers superb accessibility, situated mere minutes from downtown Peoria and the thriving East Peoria Levee District. Immediate interstate access allows for quick travel throughout the region. Surrounded by densely populated, long-established residential communities, the site benefits from high visibility and strong neighborhood demographics.

OFFERING SUMMARY

Sale Price:	\$89,000
Lot Size:	0.33 Acres

PROPERTY HIGHLIGHTS

- 13,000 SF church building
- Zoned R8 allowing for a variety of uses
- Currently under a zoning variance for church use
- 0.33 acre corner lot with on-street parking
- Building is distressed and in need of full renovation.
- Some repairs started, including removal of the steeple
- Great potential for multifamily development or neighborhood green space

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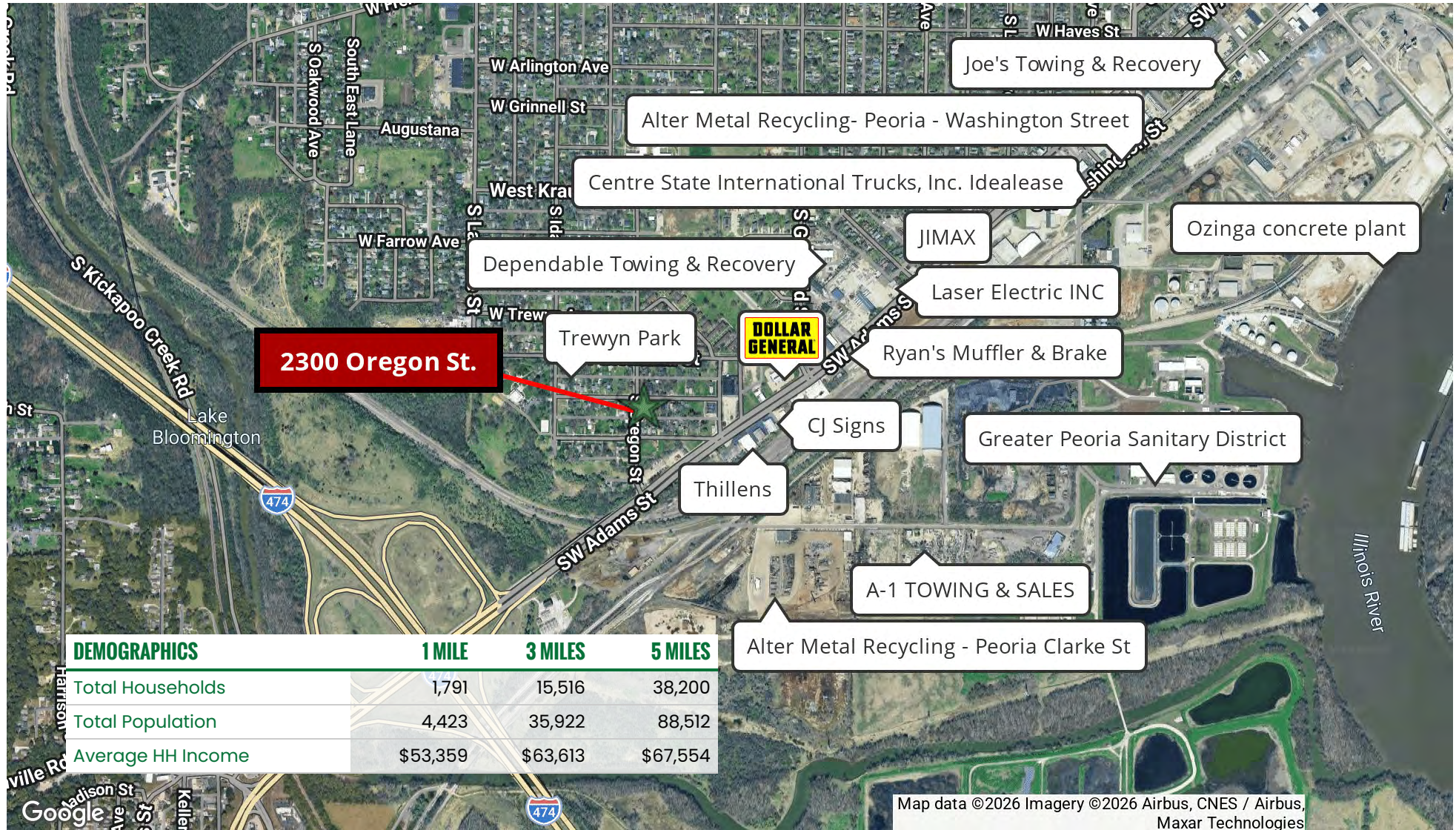
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