

Office For Sale



RE/MAX PROPERTY SOURCE

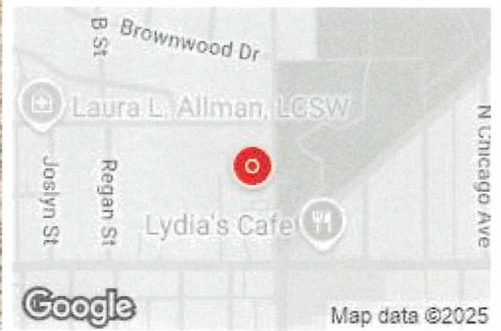
6072 BRYNWOOD DR 200 Rockford, IL 611146563 | 815-227-9000

728 N Prospect Street

728 N Prospect Street, Rockford, IL, 61107

Office: General For Sale

Prepared on August 08, 2025



Listing Details | Office For Sale

Total Available Space	6,136 SF	Available Date	Now
Asking Price	\$425,000	Date Listed	8/08/2025
Listing Price Per SF	\$69.26	Last Modified	8/08/2025
Cap Rate (Actual)	-	Listing ID	43117917
Total Expenses	\$6,383	Owner Occupied	Yes
Show Instructions	See notes	Parking Spaces	30
Vacant	-		

Description

Ample Parking, good visibility. Some units immediately available for occupancy. Shared bathroom facilities for building. 6 total units.

Property Details

Building Class	C	Year Built	1967
Property Type	Office	Primary Construction	Masonry
Sub Type	General	Occupancy Type	Single Tenant
Zoning	C1	Parcels	11-24-181-019
Building Status	Existing	Legal Owner	Allen Wayne Partners Llc
Building Size	6,743 SF	Submarket	-
Land Size	0.48 Acres / 20,909 SF	County	Winnebago
Number of Buildings	1	Floor Size	6,256 SF
Floors	1		

Contact

Tom Humpal
815-227-9000
Tomhumpal@remax.net

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Office For Lease



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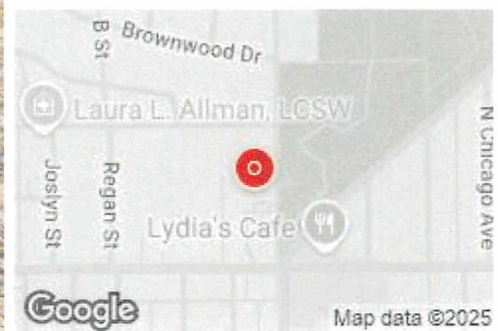
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Office: General For Lease

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Listing Details | Office For Lease

Suite	-	Show Instructions	See notes
Sublease	-	Vacant	No
Total Available Space	6,136 SF	Available Date	Now
Min Div/Max Contig	6,136 SF	Date Listed	8/08/2025
Asking Rate	\$11.00 - \$14.00 Monthly/SI	Last Modified	8/08/2025
Monthly Rate	\$67,496	Listing ID	43129241
Lease Type	Modified Gross	Owner Occupied	Yes
Expenses	-	Parking Spaces	-

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