

FOR LEASE

\$1.08 / SF or \$50,000 / Year



601, 605, and 607 E Franklin St., Mahomet, IL 61853

FOR LEASE OR BUILD TO SUIT 1.06 ACRES

Property Information

AVAILABLE LAND

1.06 AC or 46,173.60 SF

TAX PIN

15-13-15-180-001, 002, 003

PRICE

\$1.08 / SF or \$50,000 / Year

ZONING

C1 & C2

AREA DESCRIPTION

Mahomet is the fastest growing community in Central Illinois. Mahomet's ideal location between Bloomington-Normal, Champaign-Urbana and Decatur provides residents with employment options and businesses with access to top talent and ease of transportation. The 14,000 area residents enjoy the small town quality life with great schools and recreation opportunities unique to central Illinois. With our \$35 million leakage for retail trade and food and drink, our low cost of living, and an average household income \$30K above the state average, you not only have tremendous spending power – you have a great opportunity for retail and commercial businesses.

PROPERTY DESCRIPTION

Subject property is a 1.06 AC lot that sits closest to the SW corner of the major lighted intersection of Franklin and Lombard St. (RT. 47) in Mahomet, IL. The lot, which is located just off the I-74 Interchange, is available as a land lease or as a build-to-suit development. All utilities are available at this location including high speed fiber optic internet. This well positioned lot will benefit from its very close proximity to Downtown Mahomet as well as being located in Mahomet's main retail corridor with retailers that include Domino's, Arby's and Walgreen's along with Mahomet's lone grocery store.

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