

Brokerage

Management

Investment



## Retail/Office Space

### RECENT PRICE REDUCTION

<b>Sale Price</b>	\$1,275,000
<b>Square Footage</b>	+/- 8,480
<b>Real Estate Taxes</b>	\$17,253 (2015)

## Property Features

- Premier retail/office building located at main entrance to Fox River Mall
- Well situated on lot to provide maximum exposure
- In area of new buildings and development
- Building sits on +/- .92 acres and features a dock door and 800 amp electric, internal walls are not load bearing
- Country Village is relocating

## Location

- From Highway 41, exit College Avenue to the West, take first right on to Mall drive, building on the right



For more information, please contact  
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