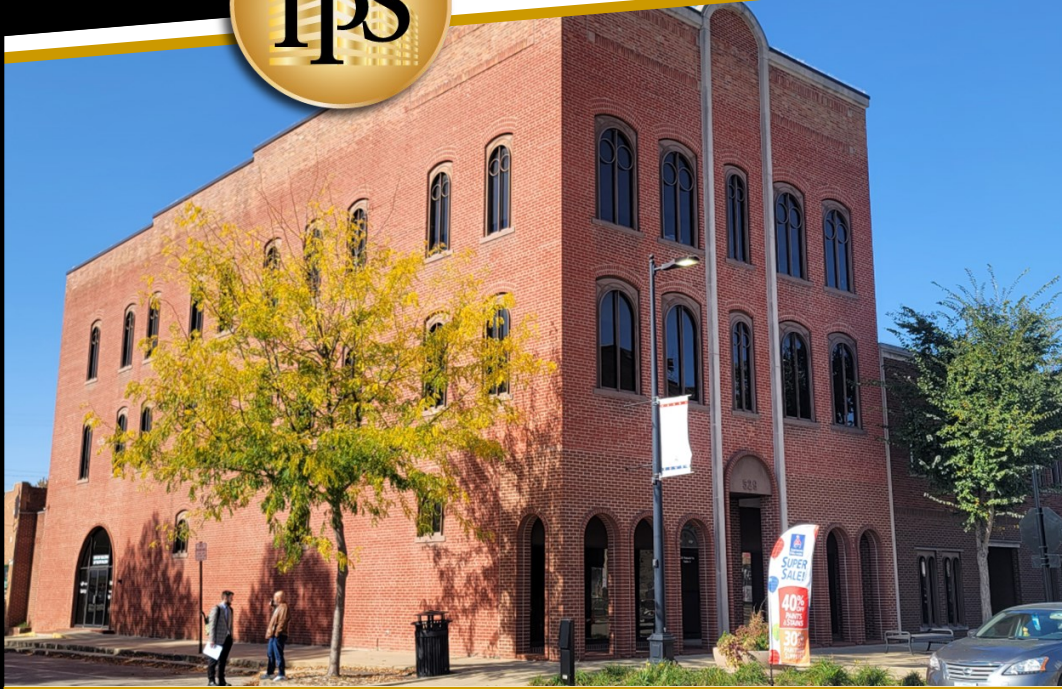


Investment Property - For Sale

207 S. McLean St. Lincoln, IL



Sale Price: \$345,500

Condo: +/- 4,120 Sq. Ft.

Zoning: C-1

3rd Floor: Century Building

Well maintained and updated brick building in an excellent location!

Great investment property for sale in Lincoln, IL. This third-floor business condominium is located on the south side of the vibrant downtown Lincoln square, at the SW corner of Pulaski St. and South McLean St. The floor is leased to, and fully occupied by a single tenant. The current lease runs through June 23, 2027, with a 3 year renewal option. Lots of natural light throughout the space with beautiful windows overlooking the Logan County Courthouse. This property offers great walkability to nearby restaurants and retail stores.

The building is currently fully occupied with professional offices.

Offered at a 9% cap rate - this property is priced to sell!

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