

5700 Walnut St.
Richmond, IL 60071

For Sale

MLS #11329297

INDUSTRIAL



INDUSTRIAL 42,000 SF

PRICE REDUCED \$1,035,000 (\$24.64 PSF)

Industrial Building

Fenced Parking

MAJOR PRICE REDUCTION. 42,000 SF steel and concrete block industrial building on over 2 acres of fenced-in property. This building can be divided into 3 distinct sections, which makes it perfect for a user/investor. The first section was built in the 1930's and the others were added on later. Ceilings range from 11'-21'. Space features several drive-in-doors, a 2 story unfinished office space, 6 bathrooms, and fenced in outside storage on both the North and South end of the property. Price reflects deferred maintenance including roof work. SBA financing available with 10% down.

Specifications

Land Size:	2.29 Acres
Building Size:	42,000 SF
Year Built:	1930 + Additions
Office Size:	2,400 SF 2-Story
HVAC System:	GFA / Central Air (Office)
Electrical:	400 AMP, 3 Phase
Sprinklers:	No
Washrooms:	6
Ceiling Height:	11 - 21 ft
Parking:	75 (ample)
DID's:	5
Dock:	No
Sewer/Water:	Sewer: City Water: City (soon)
Zoning:	T6
Taxes:	\$10,484.54 (2022)

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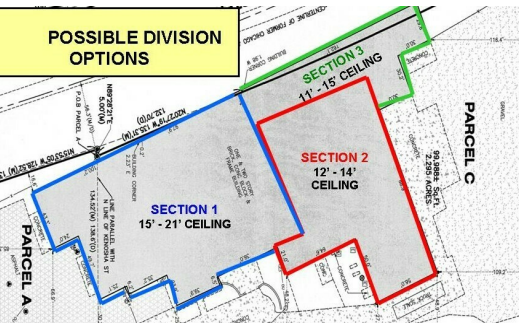
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