

# Retail Building For Sale

115 S. Main St.  
Chatham, IL 62629



Front



Side Entrance



Carport



Entrance



Open Area



Back Room



Please Contact



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- 4,388 square feet
- High-traffic location
- In a TIF district
- New roof in 2009
- Owner occupied or investment



[www.cbcd.com](http://www.cbcd.com)



**TRAFFIC COUNTS:**  
10,800 Vehicles Per Day

**DEMOGRAPHICS**

	1 MILE	3 MILE	5 MILE
Population:	7,306	12,305	20,498
Average HH Income:	74,000	83,900	88,000



- Sale Price: \$179,000
- Zoning: B-2
- Taxes: \$2842