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FOR SALE/LEASE ◆ **RESTAURANT**
3151 W. 3rd St.
Bloomington, IN 47404



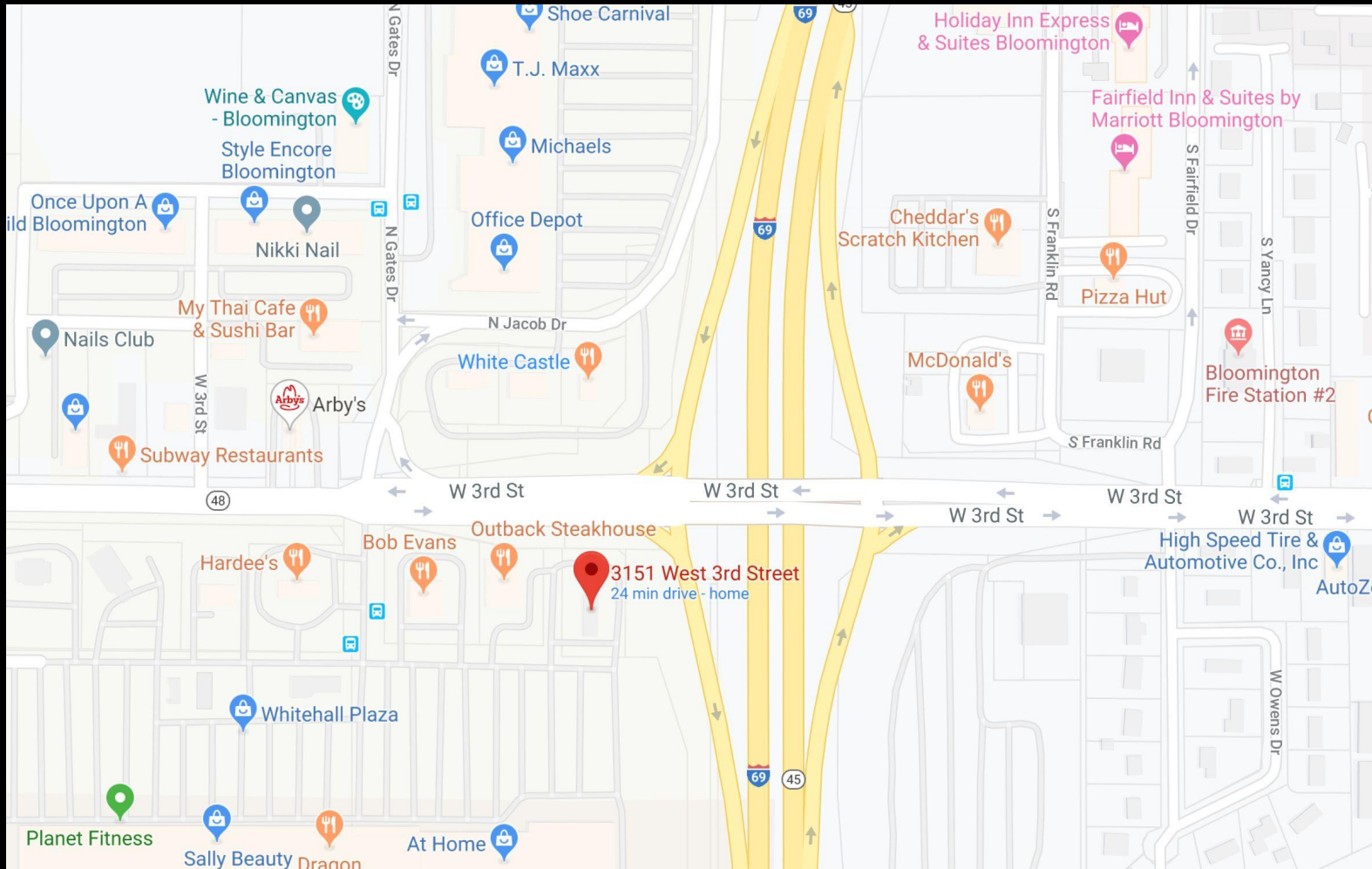
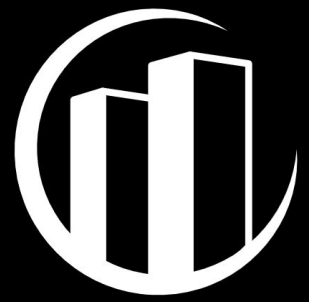
Property Highlights

- ⇒ 3,286 SF SF for Lease, \$5,200/Month + Utilities
- ⇒ For Sale: \$950,000
- ⇒ Monthly rent includes property taxes and property insurance.
- ⇒ Building formerly used as a restaurant. Use of kitchen equipment negotiable.
- ⇒ 50 parking spaces available in private, paved lot
- ⇒ Building features kitchen, dining room, office & storage space, & restrooms

Location Highlights

- ⇒ Adjacent I-69/HWY-37
- ⇒ Near restaurants, coffee houses, local retail, of west side Bloomington
- ⇒ Less than 5 miles from Monroe Airport
- ⇒ Building and building sign visible from interstate
- ⇒ New major retail also in same shopping center

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