



**COLDWELL BANKER  
COMMERCIAL**  
DEVONSHIRE  
REALTY

**FOR SALE**

**\$728,000.00**



**FOR SALE**

## 923 North Vermilion,

Danville, IL 61832

**4,990 +/- SF**

**INVESTMENT**

### SALE PRICE

\$728,000.00

### BUILDING SIZE

4,990 +/- SF

### ZONING

P1-Professional Office  
R-2- Single Family  
Medium Density

### YEAR BUILT

1978

### TAX PIN

23-05-204-204-019

### PARKING

30+ Parking Spaces

### PROPERTY DESCRIPTION

This well-managed and strategically positioned commercial property, 100% leased by regional and national tenants, with additional lots that provide potential for further expansion. This is the property for investors or parties looking for stable returns and growth opportunities in the commercial real estate market.

### AREA DESCRIPTION

Located on N. Vermilion, just north of the busy Vermilion-Fairchild intersection. Located within a few blocks of this site are Danville High School, CVS, Hardee's, Royal Donut, and several other professional offices and retail businesses.



#### LARRY KUCHEFSKI

Illinois/Indiana Licensed Designated Managing Broker  
217-918-0871  
[lk@cbcdr.com](mailto:lk@cbcdr.com)



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DEVONSHIRE REALTY**

201 W Springfield Ave. 11th Floor  
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## AERIAL



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