

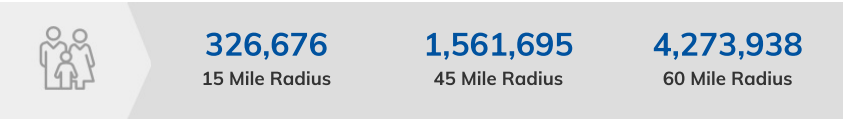
3929 Broadway
3929 Broadway | Rockford, IL | US | Winnebago County
Available SF: 83,752 | Sale Price: \$1,225,000



Property and Area Description

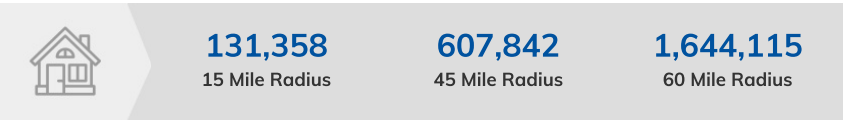
Awesome opportunity! Making money right now with room to spare! Two long term tenants running successful restaurant and bar business in addition to cash store and hair studios. 65% occupied. Lots of parking 100+ cars. Loading dock. 10' ceilings. 3 units available for lease, 6434, 667, 1045 sq.ft. Potential seller financing! Owner is creative and flexible! Bring your ideas! Additional property code #'s 1232126013 and 1232126014.

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Building Type:	Retail
Available SF:	83,752
Total SF:	23,164
Site Size:	1.93 Acres
Sale Price:	\$1,225,000
Last Updated:	Aug 18, 2023

Economic Development Contact

Therese Thill, President
Rockford Area Economic Development Council
100 Park Avenue, Suite 100
Rockford, IL 61101
(815) 987-8118 | TThill@RockfordIL.com

Transportation

Realtor/Owner Contact

Gregory W Maurer
Maurer Group EXIT Realty Redefined
8155090856 | gwm.realtor@gmail.com