

400-406 S Kostner Avenue

Chicago

IL 60624

FOR SALE 8,789 Sq Ft Mixed Use Building

6 Unit Investment Property - Bank Owned



Price: \$209,000

Property Type: Mixed-Use

Taxes: \$8,532.87 (2013)

PIN #(s): 16-15-129-037-0000
& 16-15-129-038-0000

ASF: 8,789 Sq Ft

Building Size: 6,655 Sq Ft

Stories: 2

Basement: Unfinished

Zoning: B2-3

Parking: 4-6 exterior outdoor
parking spaces

Highlights:

- 2 Story Mixed-Use Building
- 2 Commercial Units, 4 apartments
- Building includes partial unfinished basement
- 4-6 gated outdoor parking spaces in rear
- Vacant lot to the south included
- Bank owned, sold as-is, where-is, violations may exist

Unit Mix:

- Commercial:

- 402 S Kostner 1st floor - Convenience store: currently on month to month lease: \$1,575 / month

- 400 S Kostner 1st floor - Beauty supply store: tenant not paying rent; eviction in process

- Residential:

- 400 S Kostner 2nd floor - 3 bed / 1 bath - approx 1,035 Sq Ft - vacant

- 402 S Kostner 2nd floor - 4 bed / 1 bath - approx 1,070 Sq Ft vacant

- 4407 W Van Buren 1st Floor - approx 945 Sq Ft - vacant

- 4407 W Van Buren 2nd Floor - 3 bed / 1 bath - approx 945 Sq Ft - vacant

MILLER CHICAGO

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