



DK REALTY
PARTNERS, LLC

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INVESTMENT PROPERTY!

- ▶ **LOT SIZE:**
0.51 Acres
- ▶ **ZONING: C-1**
(General Business District)
- ▶ **SCHEDULED
GROSS INCOME:**
\$134,890,00
- ▶ **PIN: 19-33-116-015/
19-33-116-016**



STATE ROAD MALL

5,660 SQ. FT. RETAIL CENTER

5445-5451 W. 79th St., Burbank, Illinois

SOLD

FOR SALE



PROPERTY DESCRIPTION: Improvements consist of a modern one-story multi-tenanted 5,660 sq. ft. strip center, containing 4 units ranging in size from 1,200 sq. ft. to 2,000 sq. ft. Amenities include attractive facade, professional landscaping, unique pitched roof, and ample parking space (21). All units are leased on a net basis with tenants paying their proportionate share of real estate taxes, common area expenses, and property management fees. The property is well-maintained and offers an astute investor an excellent investment opportunity.

PROPERTY LOCATION: The property is conveniently located at a traffic lighted intersection on the southeast corner of 79th Street and State Road, 2 blocks east of Central Avenue and 7 blocks west of Cicero Avenue, two heavily traveled thoroughfares. The suburb of Burbank is on the southwest edge of the city of Chicago, roughly two miles from Midway International Airport.

For additional information, including income, expenses, rent roll, and survey please call for a Confidentiality Agreement.

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DK Realty Partners, LLC's Managing Members are Paul G. Demik and David M. Kaufman, CCIM. Only the Managing Members of DK Realty Partners can bind DK Realty Partners to any agreement. The above property information is subject to verification by reader and no liability for errors and/or omissions is assumed. Price is subject to change and/or listing withdrawn without notice.