

# FORMER RESTAURANT BUILDING

7411 GRAND PRAIRIE - PEORIA

*Joseph & Camper*  
COMMERCIAL



## FOR LEASE:

5,219 SF RESTAURANT/RETAIL  
NEGOTIABLE

### PROPERTY FEATURES

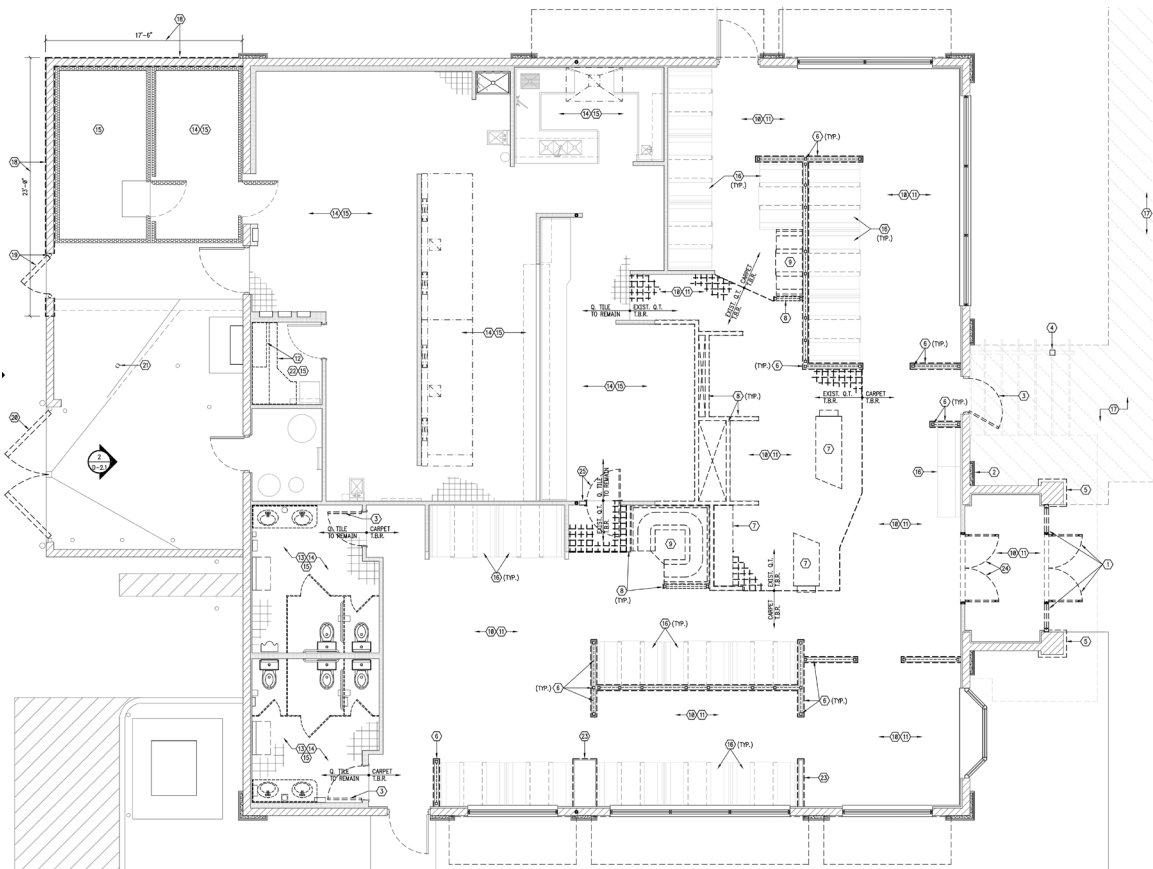
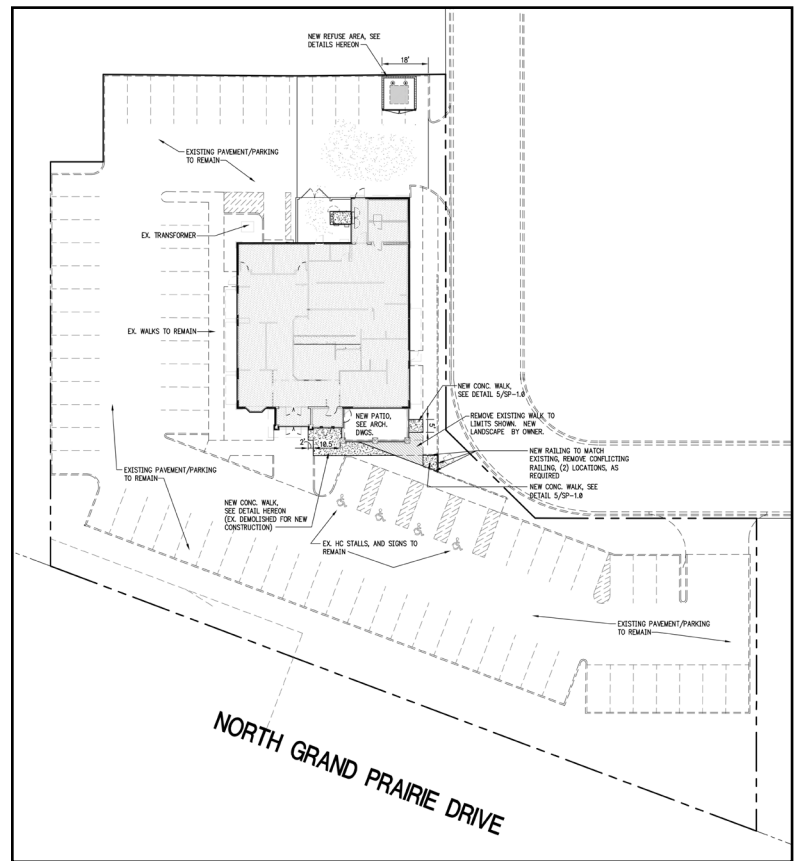
- 5,219 SF freestanding commercial building on 1.07 acres for lease in Peoria IL.
- Located at the entrance to the Shoppes at Grand Prairie, an open-air lifestyle retail center in Northwest Peoria.
- The Shoppes is anchored by Dick's Sporting Goods, Marshalls, HomeGoods, Planet Fitness and Hy-Vee Supermarket among 50 other specialty stores and restaurants.
- Property was formerly occupied by a BBQ restaurant with some prior equipment still in place for a new user.
- Excellent visibility from War Memorial Drive.





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- Two walk in coolers, one walk in freezer, hood with Ansul system, grease trap and other equipment available but not warranted.
- 3 phase 400 Amp electrical service.
- Currently set up for seating for up to 160.

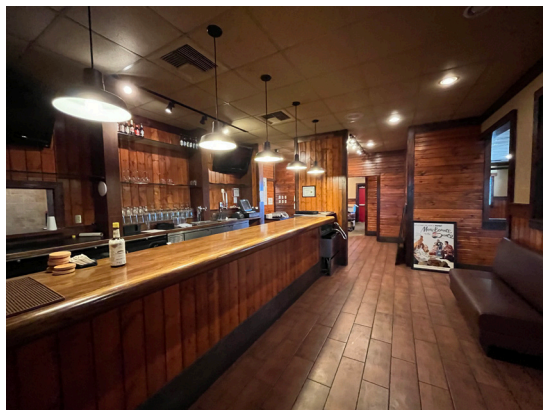




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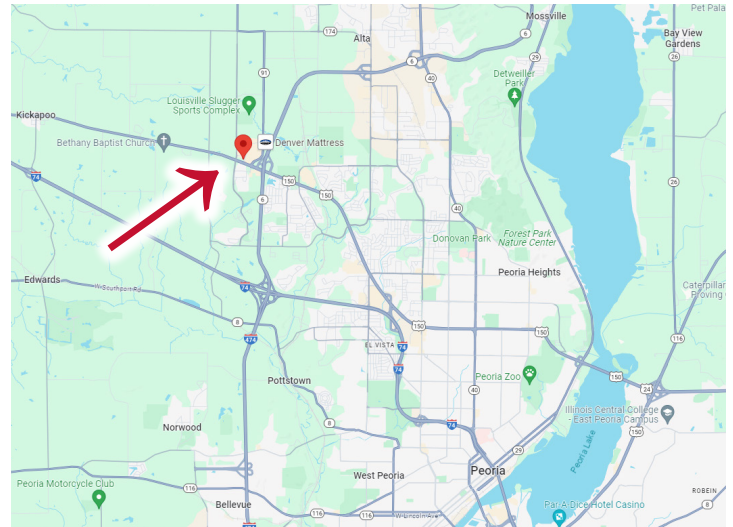
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## PROPERTY DETAILS

PROPERTY TYPE	RESTAURANT/RETAIL
AVAILABLE SQUARE FEET	5,219 SF
LAND SIZE	1.07 ACRES
ZONING	C2
PARKING	86 CAR SPACES
LEASE PRICE	NEGOTIABLE



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