

LANDMARK RECREATION CENTER

3225 N DRIES LN, PEORIA, IL 61604

MULTI-USE ENTERTAINMENT COMPLEX PROPERTY FOR SALE

JASON MILLER

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Building Name	Landmark Recreation Center
Property Type	Multi-Use Entertainment Complex
APN	14-29-376-036; 14-29-352-005
Building Size	175,102 SF
Lot Size	13.87 Acres
Year Built	1979
Parking Spaces	819

- Fully operational, well maintained, long-time established & successful multi-venue entertainment complex.
- Landmark Recreation Center encompasses several revenue streams which offers a unique investment opportunity.
- Various investment packages could be available. Contact Broker for more information.
- **Landmark Health and Fitness** (±54,000 sf) is a full service health & fitness center offering indoor track, basketball gym, swimming, racket ball, dance studios, tanning, private & group classes, childcare, and a licensed massage therapist.
- **Banquet Hall & Highly Flavored Restaurant** (±28,680 sf) Highly Flavored is the on-site bar/restaurant that also provides catering and banquet-style gatherings of all sizes in the various sized event spaces within Landmark's banquet hall.
- **Landmark Lanes** (±42,000 sf) is a 50-lane premier bowling center complete with BES-X Scoring System, redemption arcade, snack bar, and full-time mechanics.
- **Peoria Esports Complex** (±6,700 sf) is housed here and offering ggCircuit stats shown on movie theater screens, online streams, and full length features. They host events from birthday parties & casual gaming to competitive tournaments.
- Finally, the former movie theater (±26,000 sf) offers additional income opportunities with possible new tenants such as indoor storage or local music events housed in the sound-proof cinemas.
- **Sale Price: \$3,250,000.00**

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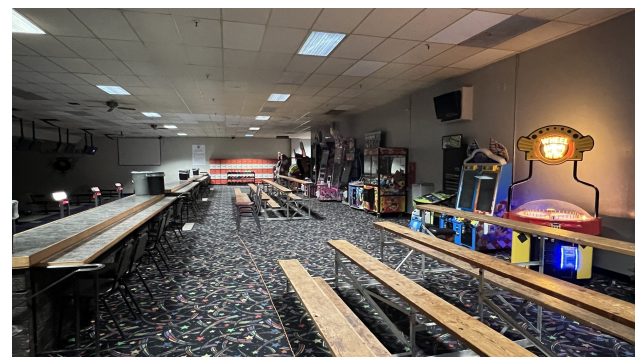
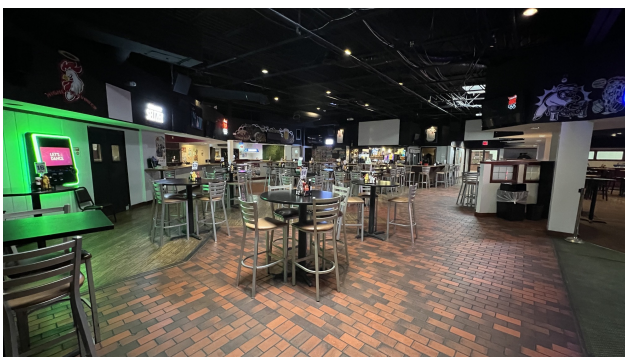
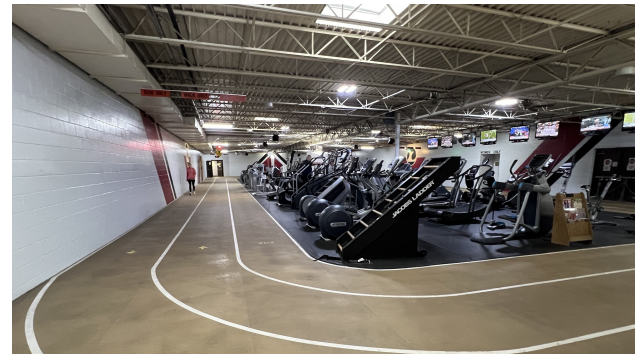
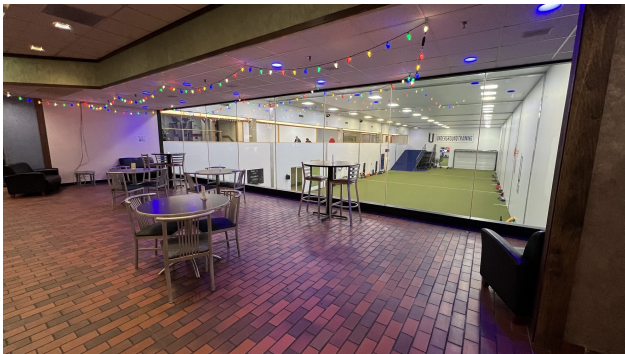
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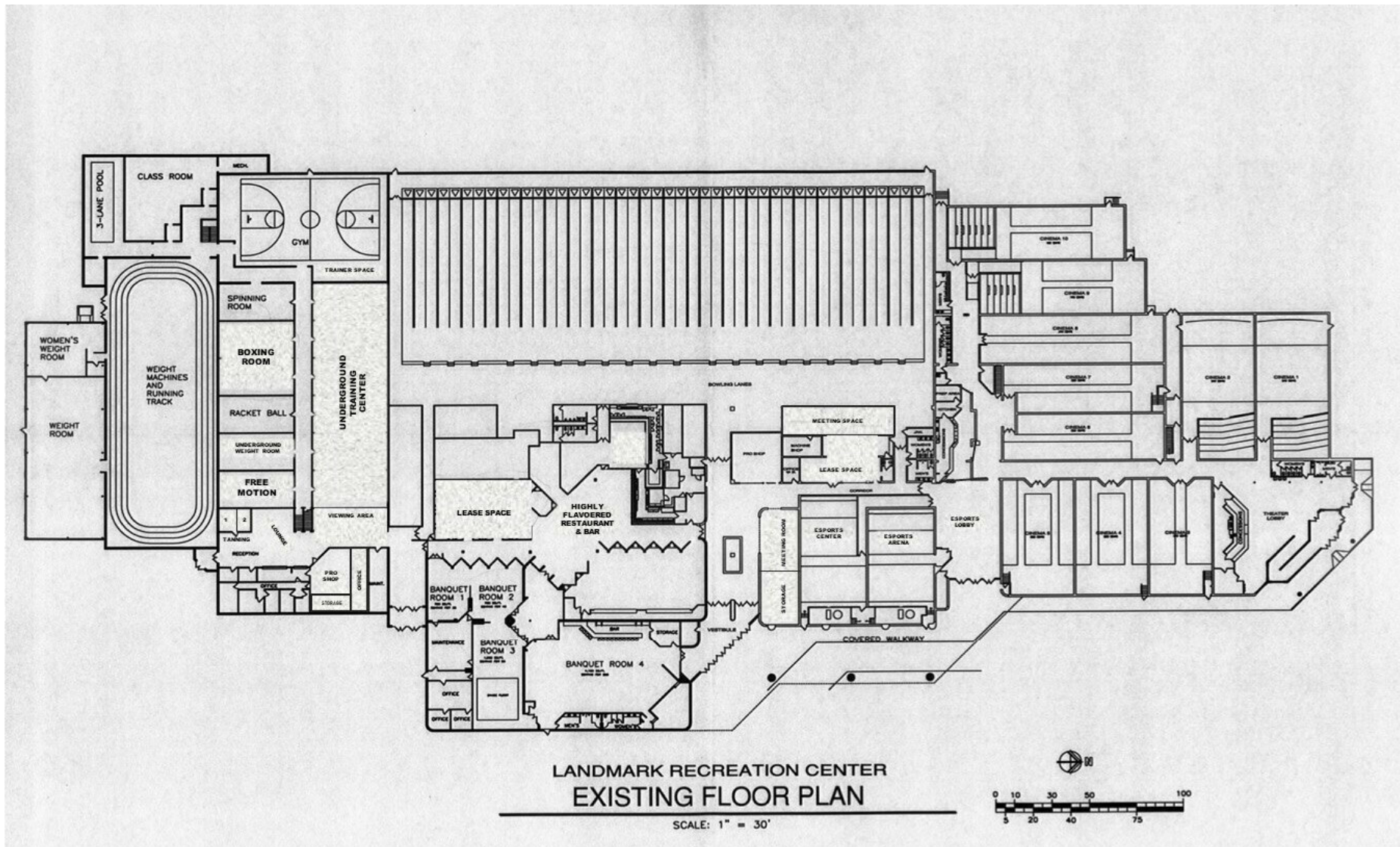
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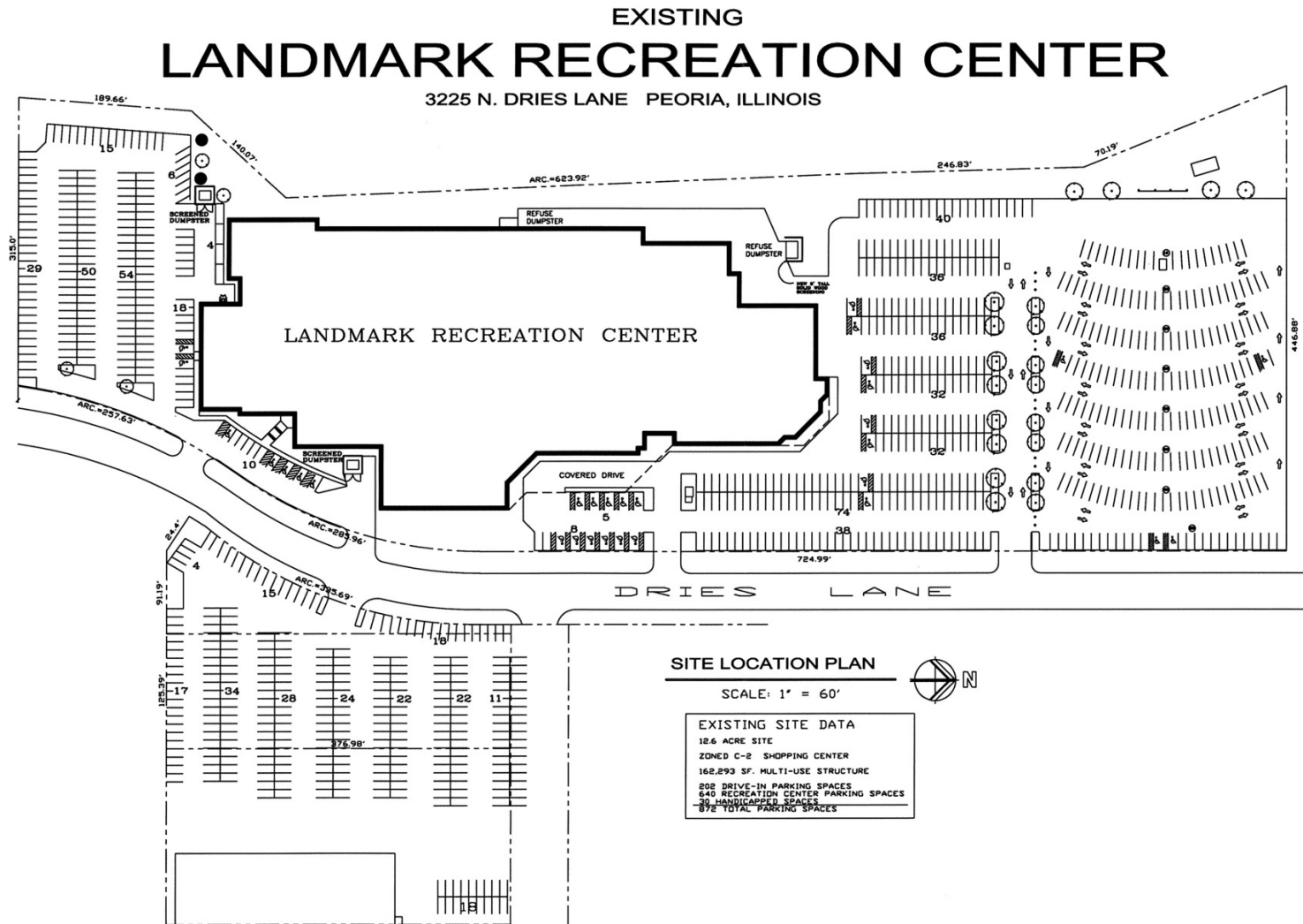
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