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2201 W Springfield Avenue, Champaign, IL



# Kentucky Fried Chicken

Representative Photo



OFFERING PRICE	\$2,000,000	CAP RATE	6.00%	NOI	\$120,000
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PRIME RETAIL COTENANCY  
COUNTRY FAIR SHOPPING CENTER  
IMMEDIATELY EAST: 300,000 SF, 33 ACRES



BRAND NEW REMODEL- REOPENED APRIL '26  
BUYER INHERITS A CAPEX-FRESH PROTOTYPE ON  
DAY 1 OF A 20-YEAR LEASE



TOP-TIER BRAND LIQUIDITY  
KFC RANKS 12TH OF 58 QSR BRANDS  
FOR LISTING SUCCESS RATE AT 66%

POINTS OF CONTACT 

**Matt Lipson**  
Senior Vice President  
mlipson@northmarq.com  
+1 503.307.0382

**Will Pural**  
Senior Vice President  
wpural@northmarq.com  
+1 858.768.1280

**Enoch Escalera**  
Associate  
eescalera@northmarq.com  
+1 971.351.9232

**Chad Hoffman**  
Sr Investment Sales Analyst  
choffman@northmarq.com  
+1 425.999.1717

In Association With:  
**Isaiah Harf**  
IL Lic. #471019332