



118 E Main St. Dwight
\$250,000
Listing Agent: Kasey Strachan
815-252-1602

Restaurant Equipment to Stay

Hood System
Walk-in Cooler

Restaurant Measurements - \$1,200/month

Dining Area: 62'1 x 28'7 Tile
Kitchen: 65'4 x 22'10 Tile
Women's Bathroom: 9'1 x 9'11 Tile
Men's Bathroom: 9'1 x 9'11 Tile
Storage Room: 9'7 x 22'10 Linoleum
Storage Room: 41'10 x 4'7 Tile

Apartment 1 - \$850/month

- 2 bedroom, 1 bathroom
- Stove, refrigerator, microwave and dishwasher stay
- Large closet in Master, shelves will stay
 - Kitchen: 10'1 x 9'8 Tile
 - Living Room/Dining Room: 29'10 x 14'8 Hardwood
 - Master Bedroom: 13'7 x 13'7 Carpet
 - Bedroom: 10'5 x 14'8 Hardwood
 - Bathroom: 8'5 x 8'9 Tile

Apartment 2 - \$850/month

- 2 bedroom, 1 bathroom

- Stove, refrigerator stay

Living Room: 14'5 x 20'1 Tile

Kitchen: 14'9 x 8'11 Vinyl

Master Bedroom: 13'4 x 12 Tile

Bedroom: 13'4 x 11 Tile

Bathroom: 9'10 x 7'7 Vinyl

Currently, the seller pays for water, trash, and gas and the tenants split the ComEd bill evenly between them. Coin washer and dryer in main area of apartments will stay, according to seller, they bring approximately \$400/month income. 2 storage closets in main area of apartments as well.