

FOR SALE OR LEASE

AUTOMOTIVE REPAIR SHOP



This 4,627sf auto repair facility offers a turnkey opportunity for an operator, mechanic, or investor.

Originally built in 1963 and updated in 2025, the property combines a solid established building with recent upgrades all fronting a well-traveled commercial corridor.

Ideal for auto repair, tire shop, quick lube, body shop, or general automotive service use.



NATHAN BRYANT, CCIM
Licensed Real Estate Broker & CEO

Mobile: (815)-218-1371 • **Office:** (815)-200-6004
Email: nathan@bryantcg.com

KELLER WILLIAMS REALTY SIGNATURE
4201 Galleria Dr. Loves Park, IL 61111



BRYANT
COMMERCIAL GROUP

Each Office is Individually Owned & Operated

FOR SALE OR LEASE

AUTOMOTIVE REPAIR SHOP

OFFERING SUMMARY

Asking Price: *Call For Details*

Available SF: 4,627 SF

Asking Lease Rate: \$12/SF/YR

Lease Type: NNN

Lease Term: 5 years min

PROPERTY HIGHLIGHTS

Building Size: 4,627 SF

Land Size: 0.31 AC

Year Built: 1963

Years Renovated: 2014/2025

Loading: 5 - 10' DID, 1 - 14' DID

Parking: 17+

Zoning: CC (Commercial)

Parcel ID: 08-31-104-020

ADT: 18,000 VPD



NATHAN BRYANT, CCIM
Licensed Real Estate Broker & CEO

Mobile: (815)-218-1371 • Office: (815)-200-6004
Email: nathan@bryantcg.com

KELLER WILLIAMS REALTY SIGNATURE
4201 Galleria Dr. Loves Park, IL 61111



BRYANT
COMMERCIAL GROUP

Each Office is Individually Owned & Operated

FOR SALE OR LEASE

AUTOMOTIVE REPAIR SHOP



Radius	Population	Households	Avg. Household Income
1 Mile	8,400+	3,600+	\$79,000+
3 Miles	58,600+	24,900+	\$84,000+
5 Miles	142,800+	59,800+	\$87,500+

- + Fronts IL Route 251, a major north-south commercial corridor through Machesney Park.
- + Positioned in an active retail and service corridor.
- + Convenient access to Rockford, Loves Park, and Roscoe.
- + Served by Harlem School District 122, supporting a stable surrounding residential base.

NATHAN BRYANT, CCIM
Licensed Real Estate Broker & CEO

Mobile: (815)-218-1371 • **Office:** (815)-200-6004
Email: nathan@bryantcg.com

KELLER WILLIAMS REALTY SIGNATURE
4201 Galleria Dr. Loves Park, IL 61111



BRYANT
COMMERCIAL GROUP

Each Office is Individually Owned & Operated