

# MILLENNIUM PROPERTIES R/E

## Former Restaurant on Key Corner Near Hickory Point Mall

927 US Hwy. 51  
Forsyth, IL 62535

**\$1,000,000**



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# Hickory Point Mall Former Restaurant: Potential to Re-Brand or Redevelop



## Property Highlights

- 7,118 SF free-standing restaurant
- Close to Hickory Point Mall
- Built-out with dining room, commercial kitchen, coolers, & storage
- Hood in place
- Potential to re-brand restaurant
- Potential to rehab or redevelop
- Key corner adjacent to Harley Davidson and Buffalo Wild Wings
- Nearby businesses: Hobby Lobby, Kohl's, Lowe's, Red Lobster, Steak 'n Shake, McDonald's and more
- Traffic Count: 19,600 cars daily
- Land Area: 49,223 SF
- Zoning: B, part of TIF district
- Taxes (2018): \$25,602

## Property Overview

A 7,118 square foot free-standing former restaurant on is available for sale on Highway 51. Close to the Hickory Point Mall, the restaurant is built-out with a large dining room, a commercial kitchen, a 441 square foot cooler and storage. A hood is in place and there is ample parking for customers. This property has tons of potential to re-brand or redevelop the property. On a key corner, this is a highly visible space in a prime commercial location with many national brands. Near-by businesses include Harley Davidson, Buffalo Wild Wings, Hobby Lobby, Kohl's, Lowe's, Red Lobster and more.

Forsyth is a small but growing community located on the north side of Decatur. There is a strong commercial corridor located along US 51, close to I-72, that attracts local and national brands.

