

Bankier
RETAIL

Campustown Retail Space Available

CHAMPAIGN, ILLINOIS

LEASING
INQUIRIES:

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BANKIER

RETAIL SPACE

AVAILABLE

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MIDTOWN

ENGINEERING

CAMPUSTOWN
GREEN ST CORRIDOR

- 1 617 E GREEN ST
- 2 613 E GREEN ST
- 3 713 SIXTH ST
- 4 410 E GREEN ST
- 5 400 E GREEN ST
- 6 401-E E GREEN ST
- 7 401-B E GREEN ST
- 8 401-A E GREEN ST
- 9 202 E GREEN ST



University of Illinois

The University of Illinois Urbana-Champaign (U of I, Illinois, or colloquially the University of Illinois or UIUC) is a public land-grant research university in Illinois in the twin cities of Champaign and Urbana. It is the flagship institution of the University of Illinois system and was founded in 1867. Enrolling over 55,000 undergraduate and graduate students, the University of Illinois is one of the largest public universities by enrollment in the nation.

+55,000 Students *(University of Illinois Admissions)*

34,559 Undergraduate / 20,525 Graduate *(UIUC Admissions - 2021)*

Top 10 U.S. College Town *(Livability)*

#15 Ranked Public University *(US News & World Report)*

#6 Engineering Program in the U.S. *(US News & World Report)*

#1 University Research Funding *(National Science Foundation)*

+470,000 Alumni *(University of Illinois Admissions)*



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RETAIL SPACE

AVAILABLE



617 E Green St.

ADDRESS

617 E GREEN STREET
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE

3,559 SF

AVAILABILITY

AUGUST, 2022

FEATURES

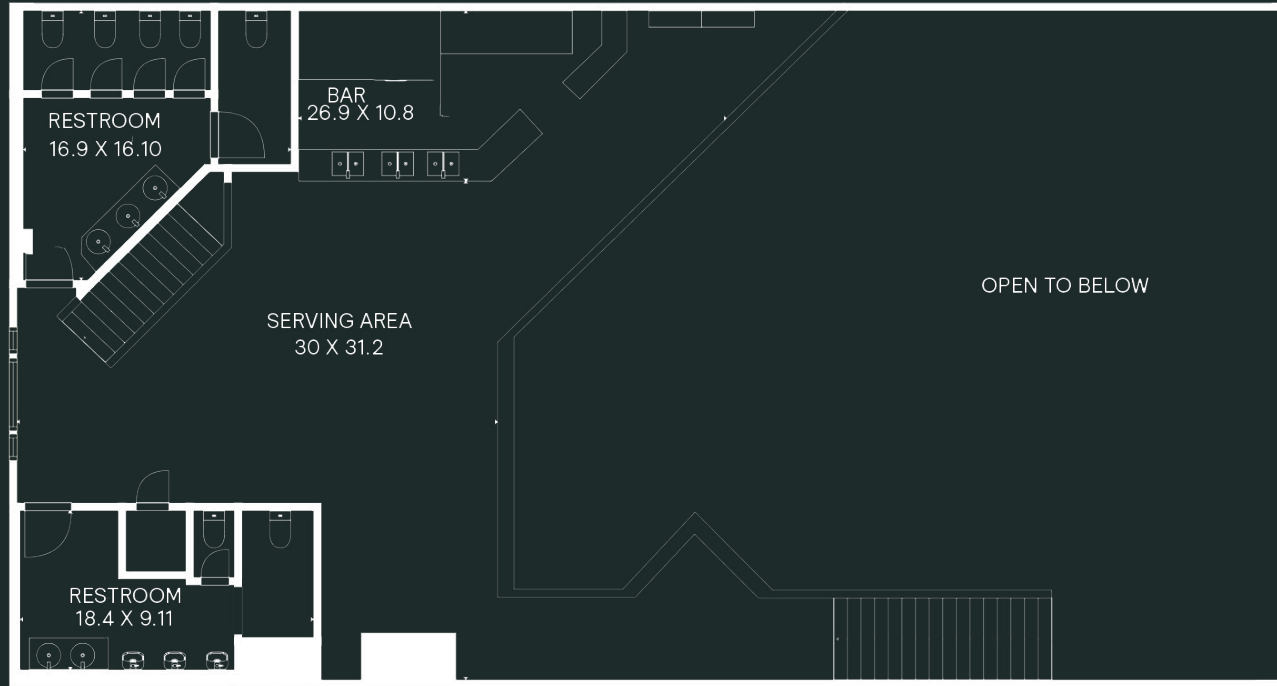
- Newly built-out modern Tea Shop
- A+ Green Street location
- Prominent Signage Availability
- Move-In Ready



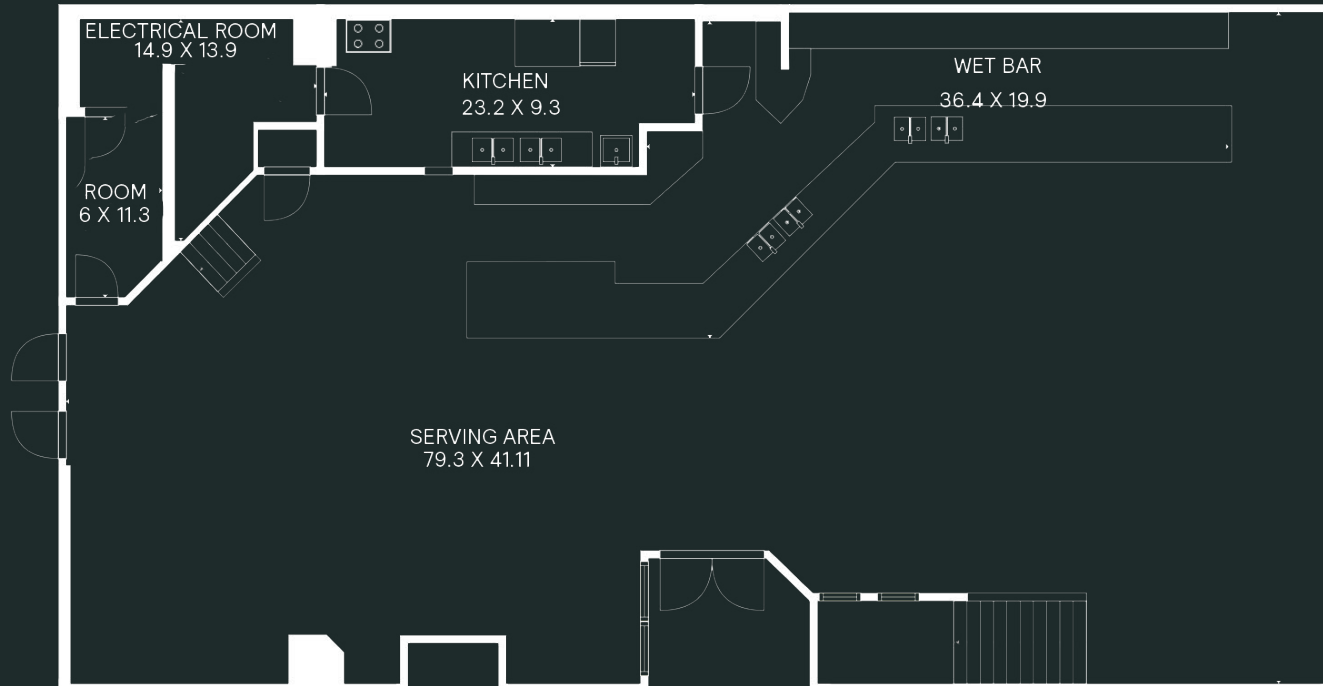


EXISTING CONDITIONS





FLOOR 2



613 E Green St.

ADDRESS

613 E GREEN STREET
SECOND FLOOR
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE

6,000 SF

AVAILABILITY

IMMEDIATE OCCUPANCY

FEATURES

- Incredible Pedestrian Traffic
- Prominent Green Street Signage
- Oversized Windows
- Built out for high grossing bar (shut down during covid)





EXISTING CONDITIONS

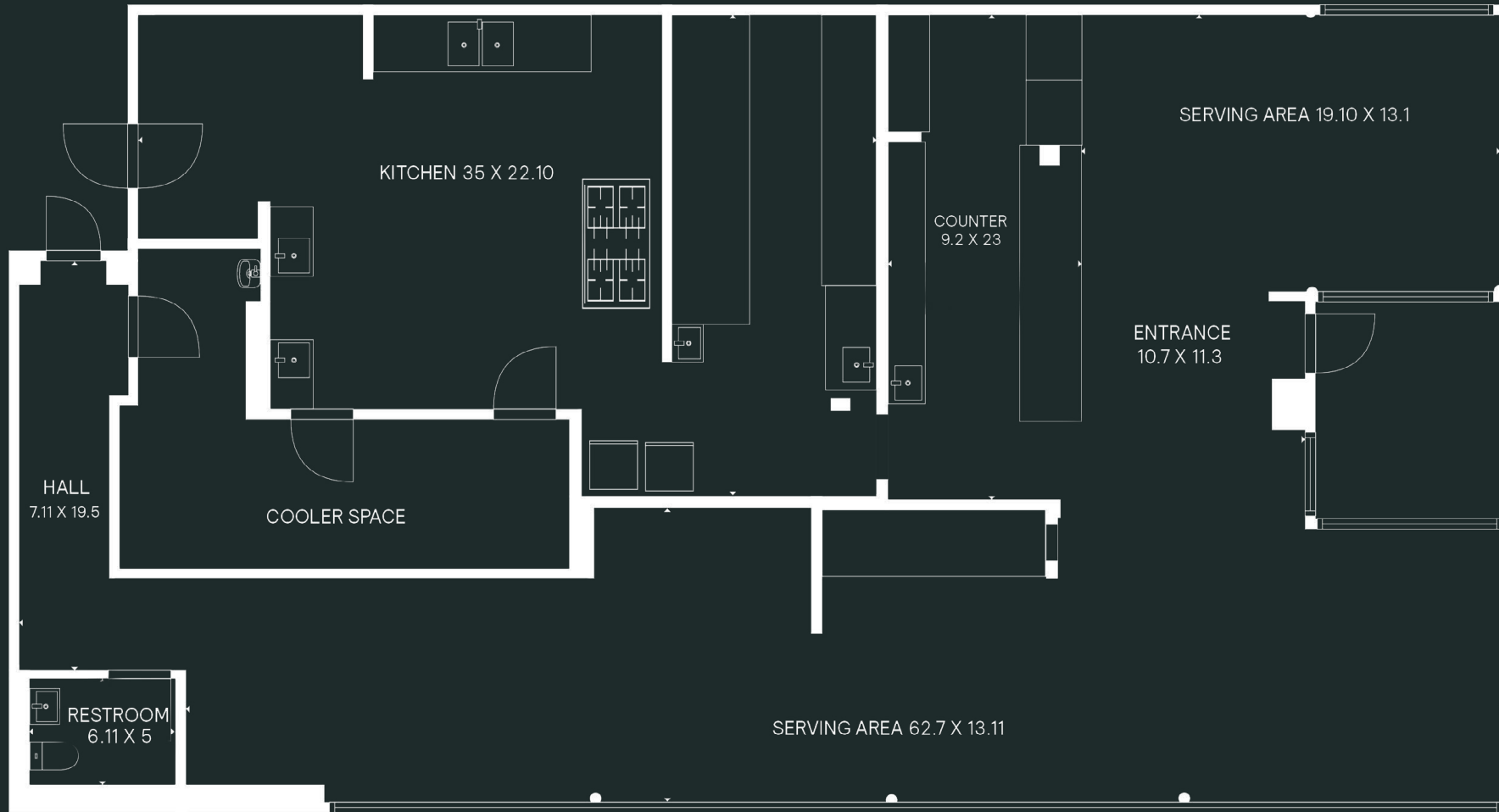


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AVAILABLE



400 E Green St.

ADDRESS

400 E GREEN STREET
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE

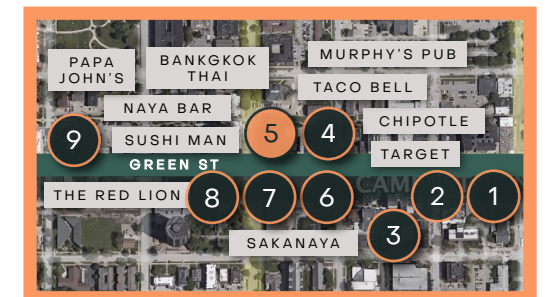
2,597 SF

AVAILABILITY

AUGUST 1, 2022

FEATURES

- A+ Location on the corner of 4th & Green
- Highly visible and trafficked location in center of University of Illinois' Campustown
- In place restaurant infrastructure with full hood and venting





EXISTING CONDITIONS



BANKIER

RETAIL SPACE



AVAILABLE



401-E E Green St.

ADDRESS

401-E E GREEN STREET
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE

4,729 SF

AVAILABILITY

JULY 1, 2022

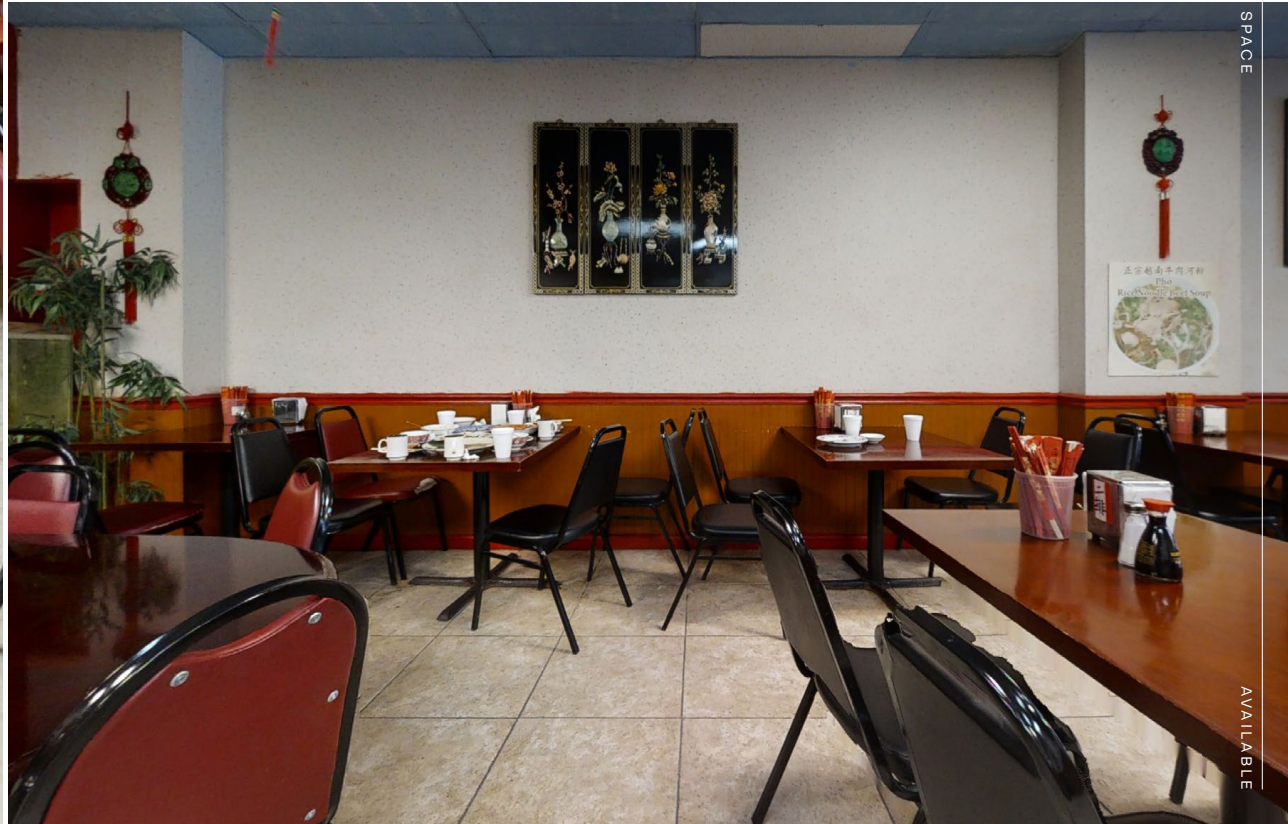
FEATURES

- Highly visible and trafficked location in center of University of Illinois' Campustown
- In place restaurant infrastructure with full hood and venting
- Amazing patio and outdoor seating potential
- On-site employee parking
- Located adjacent to the campus Walgreens, surrounded by Student Housing and other restaurants.





EXISTING CONDITIONS





FLOOR 1

401-B E Green St.

ADDRESS

401-B E GREEN STREET
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE

1,189-4,729 SF

AVAILABILITY

APRIL 1, 2022

FEATURES

- Incredible corner location on 4th & Green St.
- Highly visible & trafficked location in center of University of Illinois' Campustown
- In place restaurant infrastructure with full hood and venting
- Amazing patio & outdoor seating potential
- On-site employee parking
- Surrounded by Student Housing, other restaurants, and the campus Walgreens





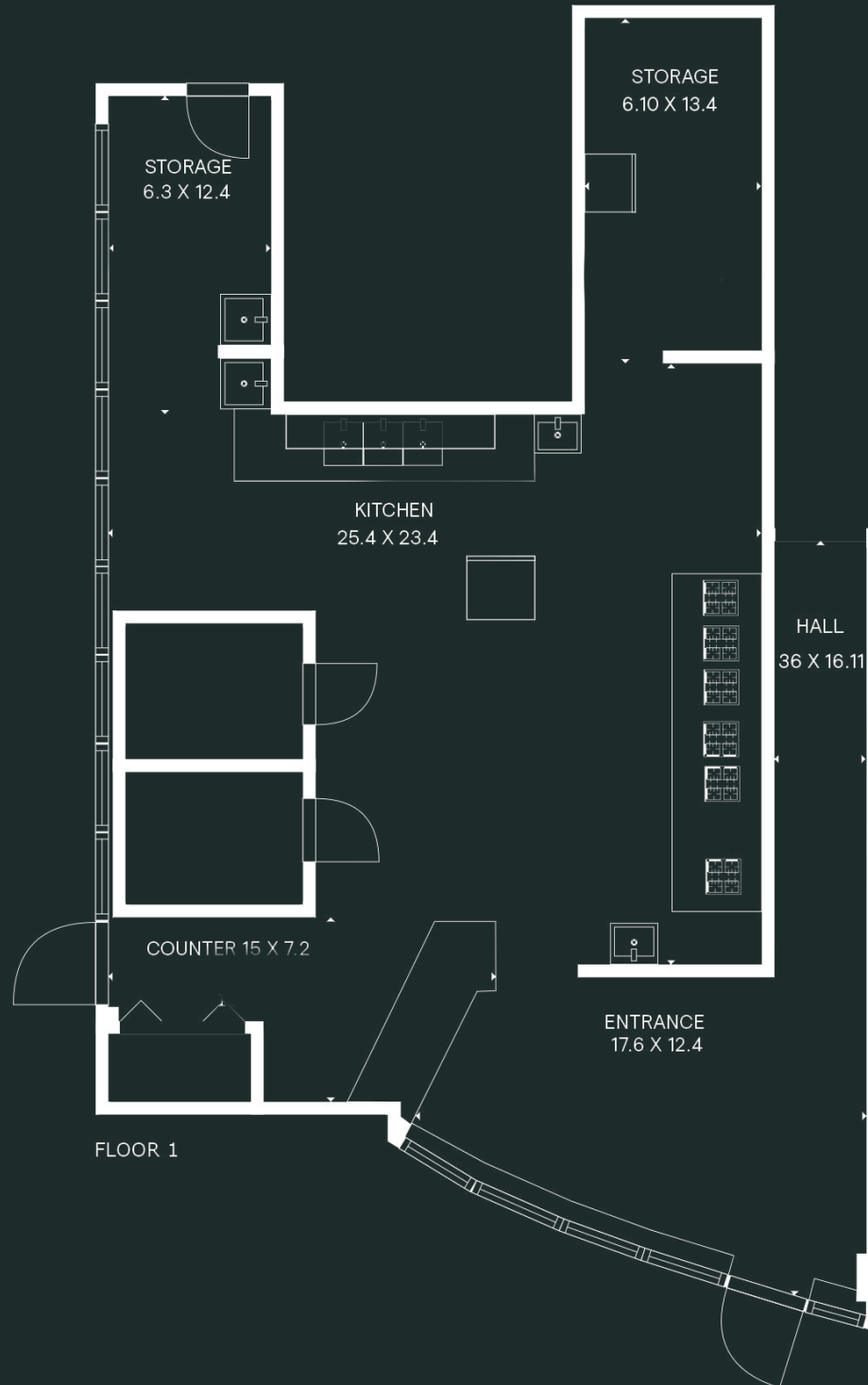
EXISTING CONDITIONS



BANKIER
RETAIL
SPACE
AVAILABLE



AVAILABLE



202 E Green St.

ADDRESS
202 E GREEN STREET
CHAMPAIGN, ILLINOIS

SQUARE FOOTAGE
1,358 SF

AVAILABILITY
DECEMBER 15, 2022

FEATURES

- Located in the on 2nd and Green St. surrounded by highly dense student housing, bars and restaurants.
- On the first floor of a 100% occupied student housing tower
- On-Site Parking
- Highly visible and trafficked location along Green Street.







Champaign-Urbana / Campustown

The City of Champaign is the 10th largest city in the state of Illinois and the third largest outside of the Chicago region. As home to the University of Illinois, the city boasts a stable economy built on education, medical, research, technology, and manufacturing. Our recent strength has been the growth and development of our Downtown and Campustown districts. Downtown has blossomed into one of the best foodie destinations in the Midwest, complete with 36 locally owned restaurants and pubs. Couple that with over 1,700 outdoor cafe seats and constant outdoor entertainment and you've got yourself a thriving entertainment district.

Campustown is the commercial center for student life at the University of Illinois. This eight block long commercial district stretches from the Illini Union to Neil Street and includes restaurants, pubs, retailers and service providers. With over 23,000 students living within one half mile of its core, Campustown becomes a city inside a city. Major streetscape projects in 2002 and 2016 improved the walk-ability of the district and flood control projects in the late 90's tamed the Boneyard Creek. Today, the Boneyard Greenway follows the Creek along a trails network linking Campustown, Midtown and Downtown Champaign. With over \$500 million in development activity throughout Campustown since 2002, this is certainly the place to be.

11.95% Population Growth Since 2012 (2021 U.S. Census Data)

238,600 Total Population (UIUC Admissions - 2021 Data)

4.7% Unemployment (Forbes Magazine)

AAA Bond Rating (Champaignil.gov)

\$500MM in Development since 2002 (Champaignil.gov)

2016 Streetscape Renovation (Champaignil.gov)

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