



Zion, IL
2612 Gabriel Avenue

FOR SALE

Gabriel Apartments

Built: 1979
Unit Mix: Ten Two-Bedroom
Two Three-Bedroom
Building Size: 9,600 SF
Lot Size: 29,200 SF
Tax ID#: 04-21-300-010
Taxes: \$21,913

Potential Gross Income: \$122,541
Potential Expenses: \$62,662
Potential Net Income: \$59,879

Single story brick 12 unit across from Shiloh Park Elementary School in Zion Illinois. There are ten two-bedroom and two three-bedroom units with tiled bathrooms and private in-unit laundry. Units have front and back entryways. New roof in 2018! Same owner for past 30 years. Very clean and well cared for building and grounds. Across the street from Shiloh Park which is arguable the necest park in the Chicagoland area. Shiloh Park is on 80 acres with a Leisure Center/Ice rink, Aquatic Center, Golf Course, Large Playgroun, Ball Diamonds, Tennis Courts, Fishing Pond, Basketball Courts and wooded picnic area!

Asking Price: \$799,000

Demographics: 1/3/5 Mile
Population: 8,825/41,497/85,773
Ave. HHI: \$55,208/\$75,910/\$79,868

