

# Algonquin - Chicago Western Suburbs FULLY-EQUIPPED RESTAURANT WITH GREAT RENTAL RATE

4077 W. Algonquin Rd. Algonquin, IL 60102



**OPERATING BUSINESS.  
DO NOT DISTURB EMPLOYEES OR MANAGEMENT.**



## Algonquin

Algonquin is a village in Illinois located in both McHenry and Kane counties. It is a northwest suburb of Chicago, located approximately 40 miles from the Loop. The village is known as "The Gem of the Fox River Valley", since its downtown is nestled in the heart of Illinois' Fox River Valley. Established in 1890 and long known as a small river community, the village is currently making the transition into a major regional hub, as it has experienced considerable suburban business and residential growth over the recent decades.

### Bangkok Thai - 4077 W. Algonquin Rd. Algonquin, IL 60102

Size	2,600 SF (Approx.)
Rental Rate	\$5,600 per Month
Price	\$89,000 (Business & Assets)

For additional information or to schedule a showing contact:

◀ Smart Phone (QR Code)

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## Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	3,410	34,219	60,853
2015 Female Population	3,521	34,914	61,965
2015 Total Population	6,931	69,133	122,818
2015 Total Households	2,113	22,589	42,611

## Income

2015 Median Household Income	\$101,553	\$95,390	\$87,581
2015 Per Capita Income	\$37,281	\$36,997	\$36,965
2015 Average Household Income	\$122,289	\$113,229	\$106,517

## Nearby Businesses

Walgreens  
Algonquin Bank & Trust  
Taylor St. Pizza  
Creative Nails Too

## Highlights

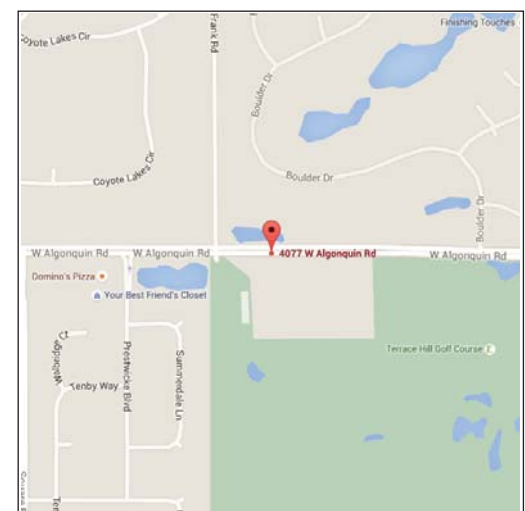
Established restaurant right off of busy Algonquin Rd. in a high traffic strip center. Clean and bright, this turn-key business includes a liquor bar, sushi bar, dining room and fully-equipped kitchen. A great rental rate helps to make this business a gem in the Northwest suburbs.

*Operating business. Do not disturb employees or management.*

No representation is made as to the accuracy of this information and it is submitted subject to errors, omissions, prior sale or withdrawal without notice. 386 02-02-16

## Map

Algonquin Road & Frank Road



### LISTING INFO

Agent(s) Responsible	Adam Salamon
Transaction Type	Business & Assets Sale
Type of Property	Restaurant
<b>Property Data</b>	
Business Name	Bangkok Thai & Sushi
Property Name	Square Barn Retail Center
Address	4077 W. Algonquin Rd.
City, Zip Code	Algonquin, IL 60102
Area	Northwest Suburbs
County	McHenry
Sale Price	\$89,000.00
Rental Rate	\$5,600.00/Month
Lease Type	Modified Gross
Lease Term	Five Year Lease
Security Deposit	To Be Determined
Taxes	Tenant will pay their proportionate share of taxes above a 2014 Base Year
Stories	1 story
Size	2,600 Square Feet
Parking	Ample
Licenses	Retail Food, Liquor
A/C & Heat	Central HVAC
Electric (amps)	200 Amps
Ceiling Heights	10 Ft.
Nearby Businesses	Walgreens, Algonquin Bank & Trust, Taylor St. Pizza, Creative Nails Too, Kosta's Gyros, Rogy's Learning Place
Business Description	Established restaurant right off of busy Algonquin Rd. in a high traffic strip center. Clean and bright, this turn-key business comes with a liquor bar, sushi bar, dining room and fully-equipped kitchen. A great rental rate helps to make this business a gem in the Northwest suburbs.
Location Description	Algonquin is a village in Illinois located in both McHenry and Kane counties. It is a northwest suburb of Chicago, located approximately 40 miles from the Loop. The village is known as "The Gem of the Fox River Valley", since its downtown is nestled in the heart of Illinois' Fox River Valley. Established in 1890 and long known as a small river community, the village is currently making the transition into a major regional hub, as it has experienced considerable suburban growth over the recent decades. Now stretching all the way west to the busy Randall Road corridor, Algonquin has become a major center of retail activity and a growing business center.

**LISTING INFO**

Cross Streets	Algonquin Rd. & Frank Rd.
<b>Business Data</b>	
Is the business currently operating?	Yes
Year Established	2008
Years of Operation	8 Years
Hours of Operation	11:30am to 10pm
FF&E included in price? Value?	Yes