



SPACE AVAILABLE FOR LEASE

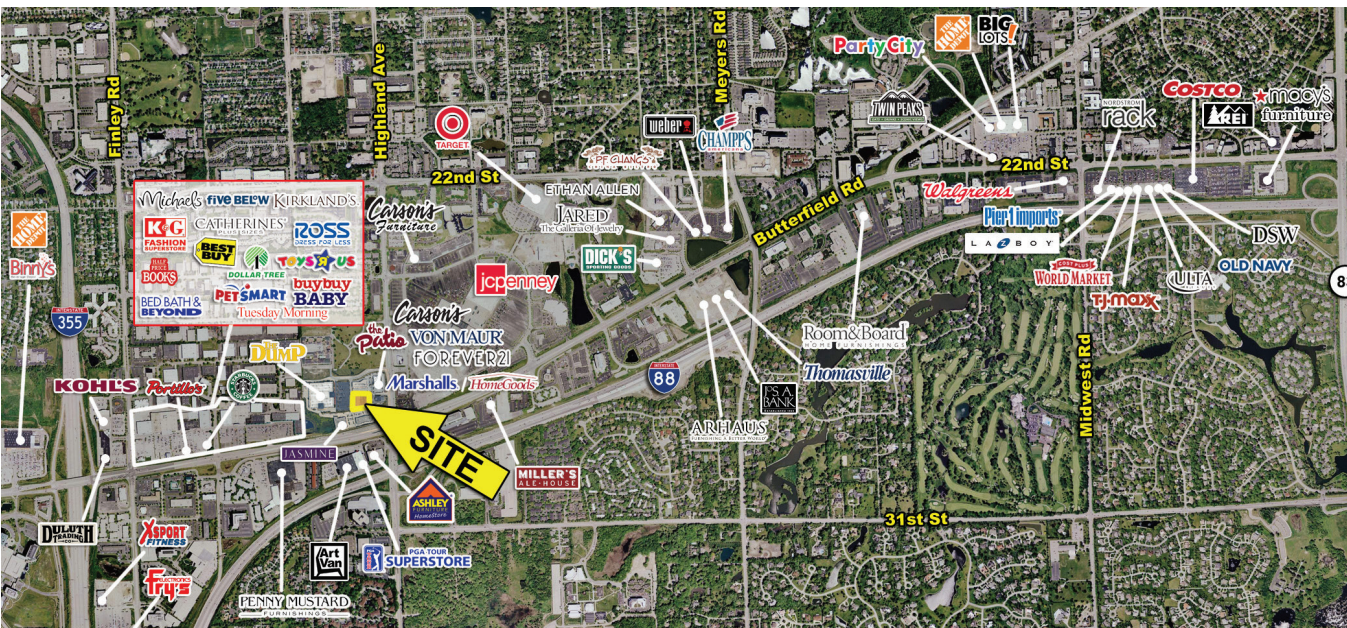
2,110 Sq Ft - 13,968 Sq Ft (Divisible)

AREA TENANTS

Best Buy, Target, Home Depot, Kohl's, Michaels, Art Van Furniture, Dick's Sporting Goods, Marshalls

PROPERTY HIGHLIGHTS

- Adjacent to Yorktown Shopping Center which features 150 stores, 17 restaurants and a recent \$75 million renovation.
- 600,000 full-time employees within a 10 minute commute.
- Attractive well maintained building with excellent tenant visibility and signage.
- 2nd generation restaurant space available with coolers and equipment.
- Endcap space available with visibility from Highland Ave and Butterfield Rd.
- Traffic Counts on Butterfield Rd are 54,000 VPD and 39,000 VPD on Highland Ave.



DEMOGRAPHICS

	POPULATION	AVERAGE HH INCOME
1 Mile	8,270	\$89,451
3 Mile	86,208	\$117,482
5 Mile	268,026	\$132,235

FOR MORE INFORMATION CONTACT:
Randy Kotwica
 630.572.5613
 rkotwica@edgemarkllc.com

Joanne Sutryk
 630.572.5609
 jsutryk@edgemarkllc.com

EDGEMARK COMMERCIAL REAL ESTATE SERVICES LLC
 2215 York Road, Suite 503
 Oak Brook, Illinois 60523
 P 630.472.1010 F 630.472.1019
 www.edgemarkllc.com

HIGHLANDS OF LOMBARD

Lombard, Illinois



FOR MORE
INFORMATION
CONTACT:

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The information contained herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy but we do not guarantee it.