

FOR LEASE

# 2,000 SF AVAILABLE

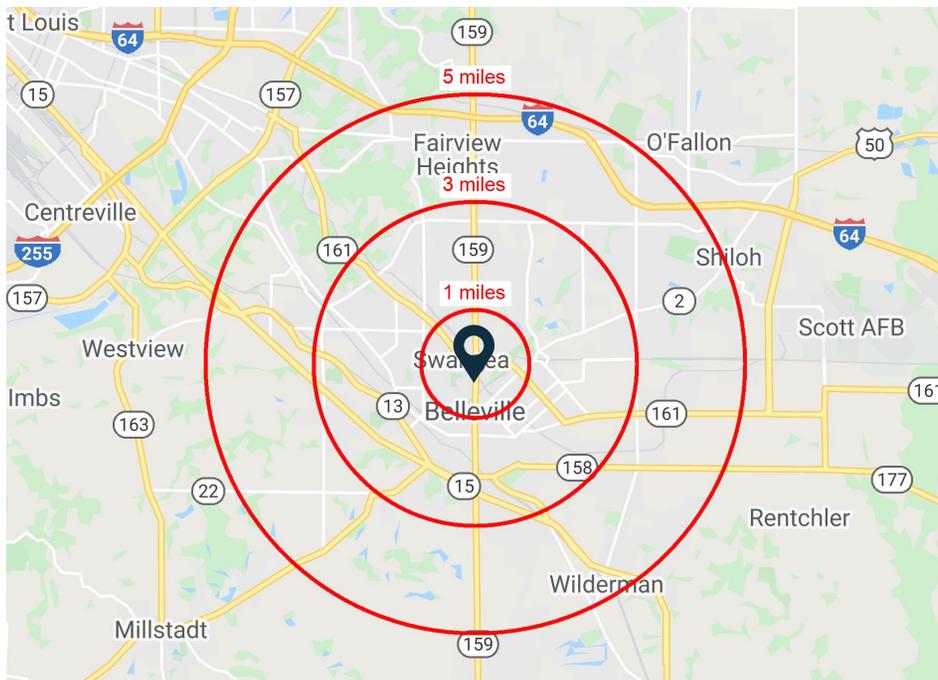
1708 N ILLINOIS ST., SWANSEA, IL



## PROPERTY INFO

- 2,000 SF (52' x 42'- 6") available next to ALDI Grocery
- Excellent visibility
- Access into the center from two different directions
- Pylon Signage Available

**ASKING RATE: \$22.00/SF Gross**



### DAYTIME POPULATION

6,487 - 1 mile  
61,169 - 3 miles  
111,552 - 5 miles



### AVG. HOUSEHOLD INCOME

\$68,545 - 1 mile  
\$67,830 - 3 miles  
\$75,751 - 5 miles



### MEDIAN HOUSEHOLD INCOME

\$45,149 - 1 mile  
\$51,497 - 3 miles  
\$55,868 - 5 miles



### POPULATION

8,895 - 1 mile  
68,038 - 3 miles  
110,663 - 5 miles



### HOUSEHOLDS

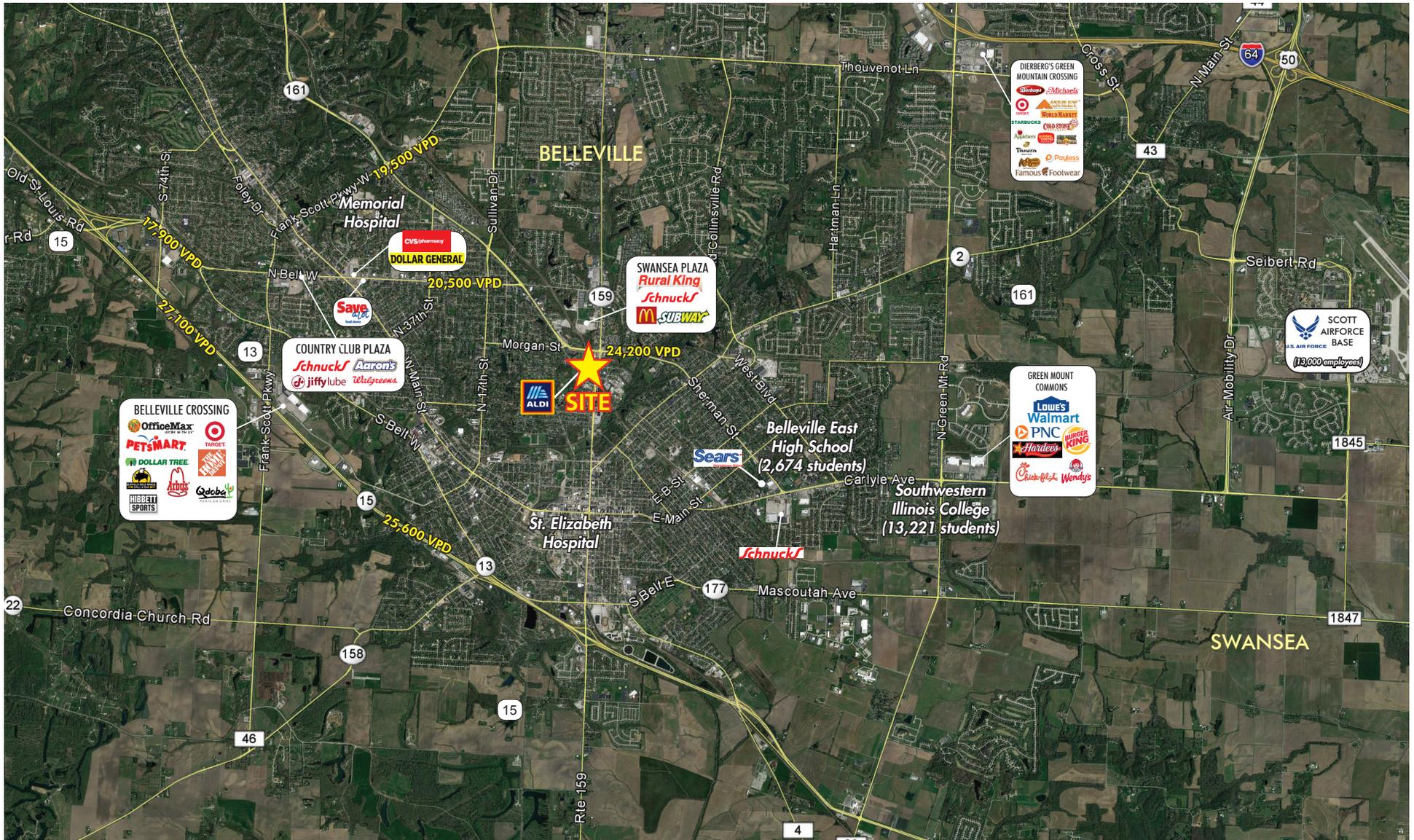
3,676 - 1 mile  
28,707 - 3 miles  
46,345 - 5 miles

## PLEASE CONTACT:

### NICK GARAVAGLIA

First Vice President  
+1 314 655 5827  
nick.garavaglia@cbre.com

# TRADE AREA



© 2019 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

# SITE AERIAL



© 2019 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

# SITE PLAN

