

# Prairie Market – Oswego (Chicago MSA), IL

2300-2600, US Route 34, Oswego, IL 60543



- **AVAILABLE: 16,000 sf (100Wx160D and can demised) or NEW CONSTRUCTION of 5K-40K sf**
- Power Center with diverse anchors and shadow anchors including:
  - WALMART, Kohls, Hobby Lobby, Burlington, Dicks, Best Buy, Ulta, Five Below, and Dollar Tree
- Strong real estate and market fundamentals
  - Strategically located along US-34 with **traffic counts of 30,000 vpd**
  - Multiple ingress and egress points including **signalized main entrance**
  - Consistent **incomes over \$100,000** and **population density** of over 214,000 in 5-mile radius
- High quality out parcel tenants including recent/current development of best-in-class out parcel users like Raising Canes and Cooper's Hawk

Demographic Overview:			
	1 Mile	3 Mile	5 Mile
Population	10,000	74,000	214,000
Average HH Income	\$127,000	\$106,000	\$115,000

## Site Plan



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