



Nova Plaza

1210-1290 Camp Jackson Rd, Cahokia, IL 62206



SAFeway
GROUP, INC.

Brandi Jordan

Safeway Group, Inc.

6961 Peachtree Industrial Blvd, Atlanta, GA 30360

brandi@safewaygrp.com

(678) 886-5415



Nova Plaza

\$2,999,000

This retail center is located between Route 3 and I-255 on Camp Jackson Rd. It is situated in a major retail thoroughfare....

22,500-89,000 sf retail for sale or lease at Nova Plaza. Can be divided to 1,200 sf....

- 201,817SF property anchored by strong tenants, 12,000SF CitiTrends and 9,500SF Dollar Tree.
- This retail center is situated in a major retail thoroughfare and located between Route 3 and I-255 on Camp Jackson Road.
- 1,061 surface parking spaces for a ratio of 6.00 spaces per 1,000SF.



Price:	\$2,999,000
Property Type:	Retail
Property Sub-type:	Storefront
Building Class:	C
Sale Type:	Investment
Lot Size:	16.72 AC
Gross Leasable Area:	202,717 SF
No. Stories:	1
Year Built:	1972
Tenancy:	Multiple
Parking Ratio:	6/1,000 SF
Zoning Description:	Commercial
APN / Parcel ID:	06-02.0-316-020
Walk Score ®:	60 (Somewhat Walkable)
Transit Score ®:	29 (Some Transit)

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Aarons Rent	8,160	
Capital Solutions Investments	1,200	
CitiTrends	12,000	
Dollar Tree	9,500	
East Side Healt District	2,500	
Fastenal	3,000	
Imo's Pizza	3,500	
Michelle's Place	5,000	
QC Financial Services	1,600	
Q's Beauty Supply	1,600	
Security Finance	2,500	
Subway Franchise Co	1,600	



1210-1290 Camp Jackson Rd, Cahokia, IL 62206

This retail center is located between Route 3 and I-255 on Camp Jackson Rd. It is situated in a major retail thoroughfare.

Property Photos



Building Photo

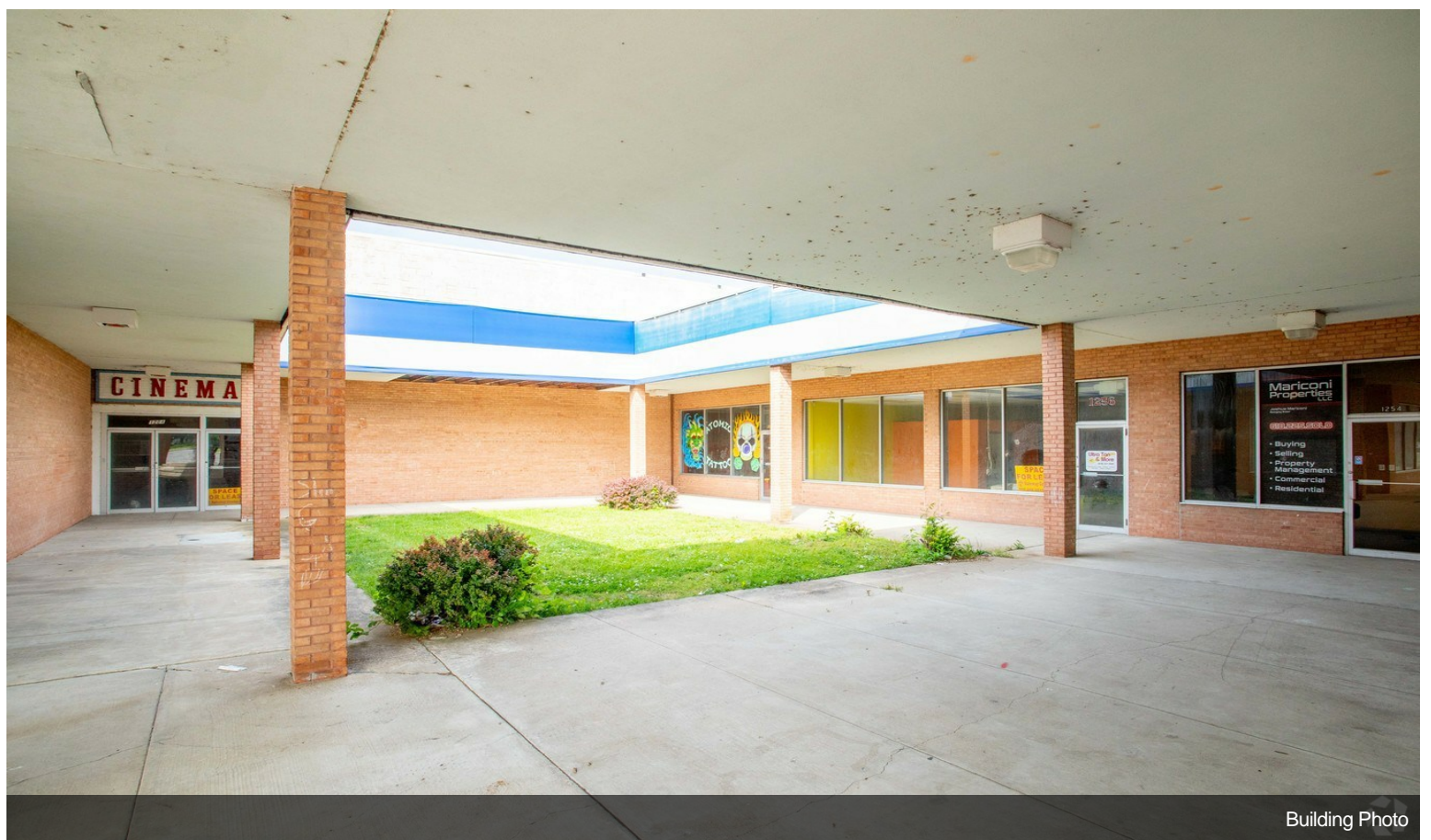


Building Photo

Property Photos



Building Photo



Building Photo

Property Photos



Building Photo



Building Photo

Property Photos



Property Photos



Building Photo



Building Photo

Property Photos



Building Photo



Aerial

Property Photos

