

NAPERVILLE RETAIL OUTLOT OPPORTUNITY

JOIN CHIPOTLE & FEDEX IN OUTLOT OF JEWEL ANCHORED CENTER



2856 S ROUTE 59 / NAPERVILLE, IL
ROUTE 59 & 95TH STREET — *PLEASE DO NOT DISTURB EXISTING TENANT*

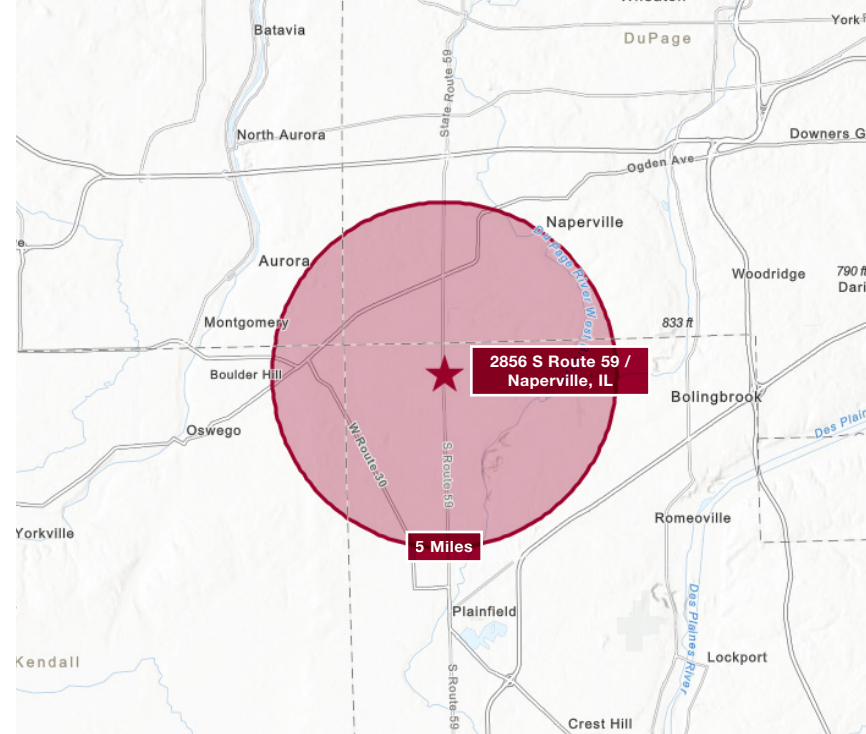


MID-AMERICA[®]
Real Estate Corporation

NAPERVILLE RETAIL OUTLOT OPPORTUNITY

2856 S ROUTE 59 / NAPERVILLE, IL
ROUTE 59 & 95TH STREET

- Inline space available in multi-tenant outlot of Jewel anchored center (1.6M visits/yr, *Placer.ai*) at the NEC of Route 59 & 95th Street.
- Great frontage and monument signage provide excellent visibility to high travelled Route 59 (45,200 vpd).
- Easily accessible with multiple access points into the center including signalized access at Route 59 & Cantore Road.
- 63 shared parking stalls.
- Highly sought after Naperville retail market with average household incomes of \$174,497 within 5-miles.



AVAILABILITY

1,575 sf Inline Space
Available 12/01/2026

AREA TENANTS



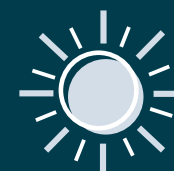
DEMOGRAPHICS WITHIN 5 MILES



226,141
Total Population



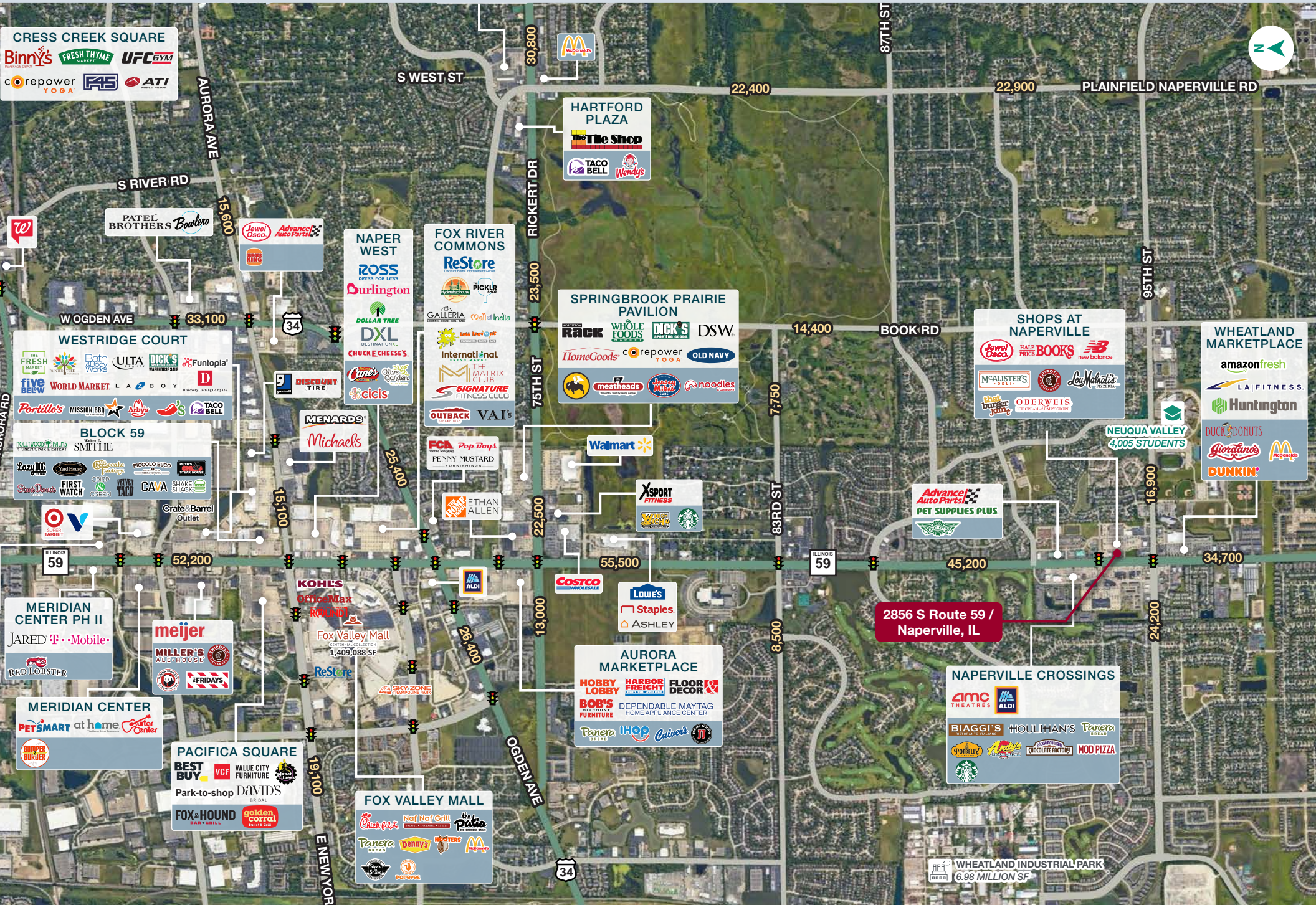
\$ 174,497
Avg HH Income



204,978
Daytime Population



NAPERVILLE, ILLINOIS



NAPERVILLE RESTAURANT ENDCAP OPPORTUNITY



SITE

NAPERVILLE CROSSINGS
AMC THEATRES
PEDIATRICS URGENT CARE
ZENERGY
KIDSHIP
Elegance UNDERNEATH
STRETCH ZONE
Panera BREAD
MOD

Carri's Bistro French Restaurant & Catering
ALDI
ME Massage Envy
curro
BIAGGI'S RESTORANTE ITALIANO

firestone COMPLETE AUTO CARE
CLUB PILATES
Advance Auto Parts
PET SUPPLIES PLUS
Valvoline

ExtraSpace Storage

NOTHING BUT CAKES
POTBELLY
Orangetheory FITNESS
Starbucks
Crumbl Cookies
Ave's Korean Pastas
Schlitzsky's
PNC

ROUTE 59
45,200



Jewel Osco HALF PRICE BOOKS
HAND STONE
BANK OF AMERICA
Lo Mahar's TIZZANUS
McALISTER'S DELI
CIBOTE

95TH ST

24,200



DUNKIN'

NAPERVILLE PUBLIC LIBRARY

95TH ST

FIRST AMERICAN BANK
Wendy's
KFC

34,700



Huntington



ILLINOIS 59



Giordano's

McDonald's

WHEATLAND MARKETPLACE
amazonfresh
LAIFITNESS
LGA
CODENINJAS
KING SUN TEA

NEQUA VALLEY HS - FRESHMAN CENTER

ExtraSpace Storage

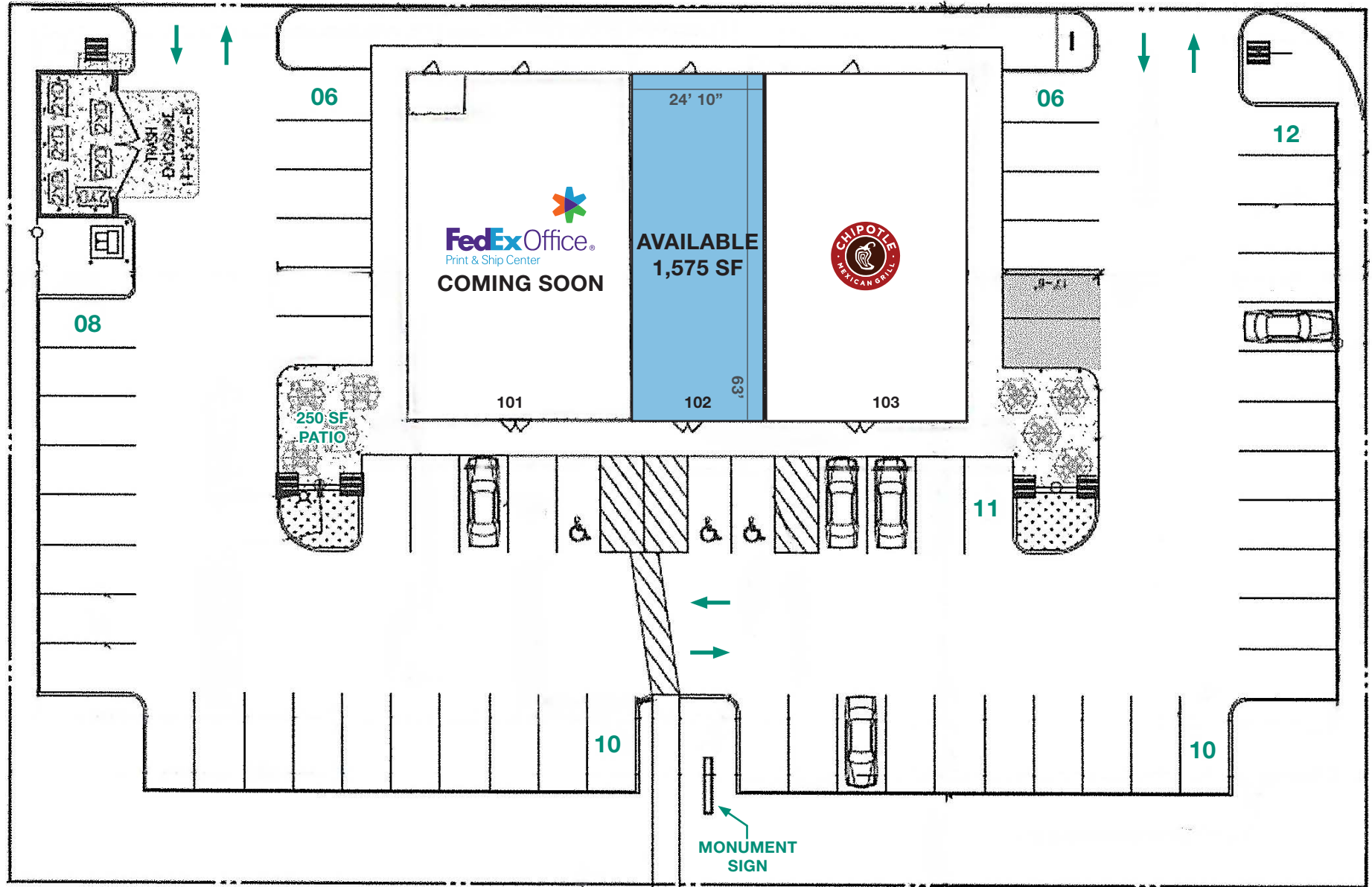
H&R BLOCK
PIZZA

TREK
NAPERVILLE RUNNING CO.

EDWARD ELMHURST HEALTH CENTER
300 Beds

NEQUA VALLEY HS
4,005 Students

NAPERVILLE RESTAURANT ENDCAP OPPORTUNITY



ROUTE 59 - 36,100 VPD



CONTACT US

AVAILABLE FOR LEASE NAPERVILLE RETAIL OUTLOT OPPORTUNITY

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