

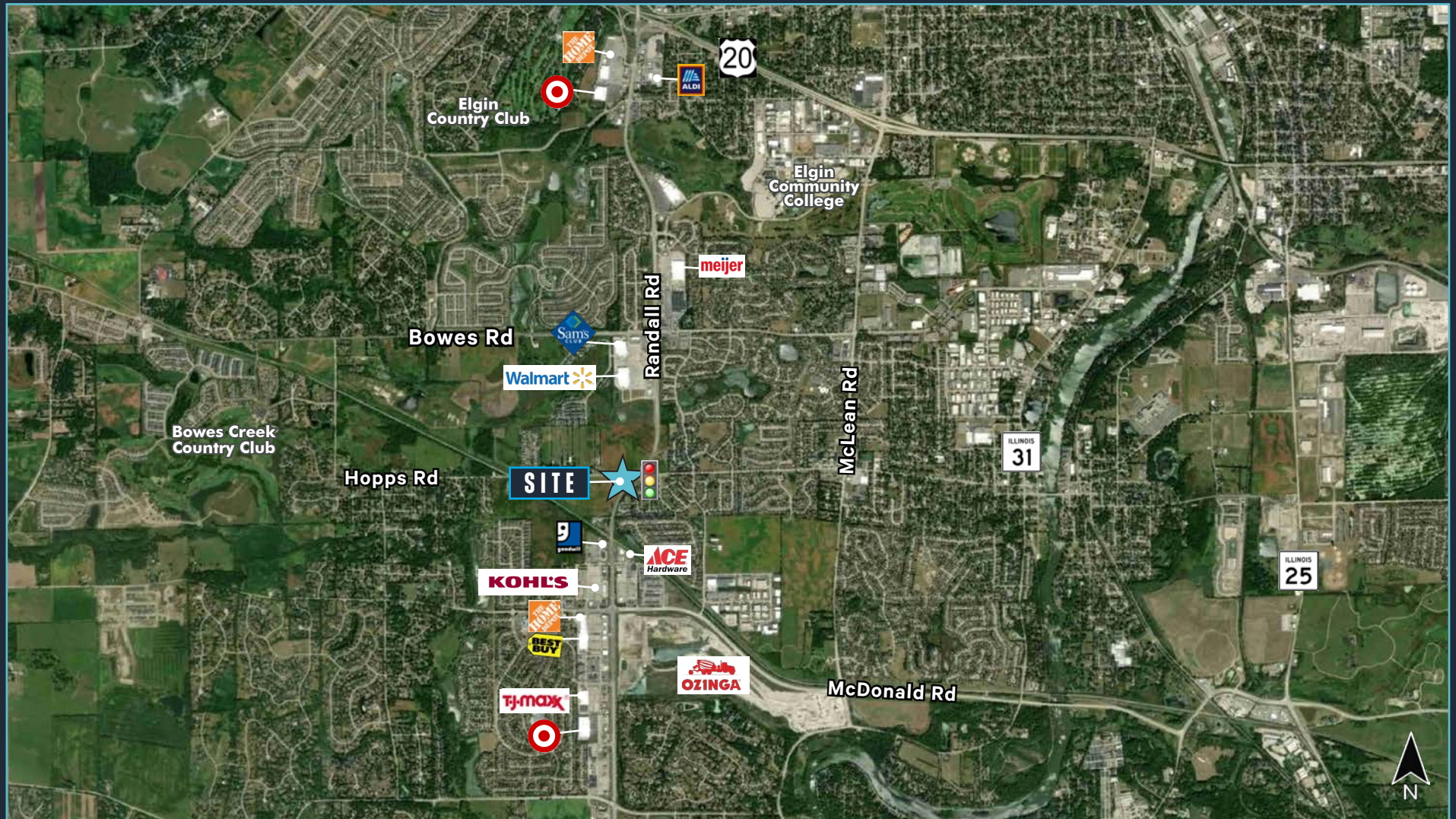
# SWC OF RANDALL ROAD & HOPPS ROAD

CBRE

LIGHTED INTERSECTION

ELGIN, IL  
±3.1 ACRES

LAND FOR SALE





# PROPERTY HIGHLIGHTS

**FOR SALE** ±3.1 ACRES RETAIL

## LOCATION

- Just west of the Randall Rd retail corridor
- Outlot will be delivered pad ready
- Ample frontage along both Hopps Rd & Randall Rd
- Randall is a major business corridor running north/south through Kane County
- In close proximity to shopping, dining and entertainment

## TRAFFIC COUNTS:

37,400 vehicles per day on Randall Rd  
12,700 vehicles per day on Hopps Rd  
12,200 vehicles per day on Rt 37

## PIN NUMBERS:

06-32-200-026 & 06-33-100-014

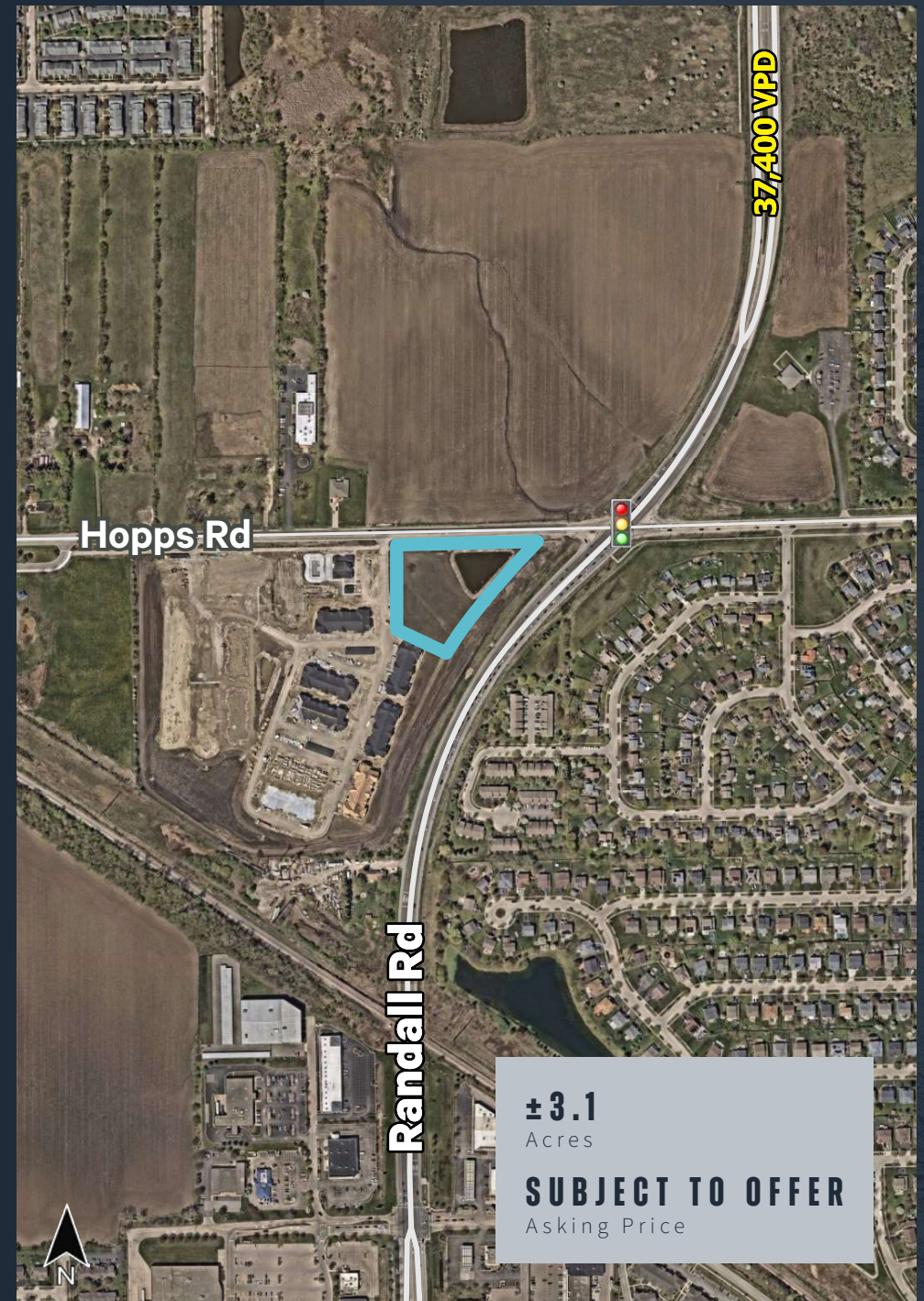
## TAXES

\$818.22

## ASKING PRICE

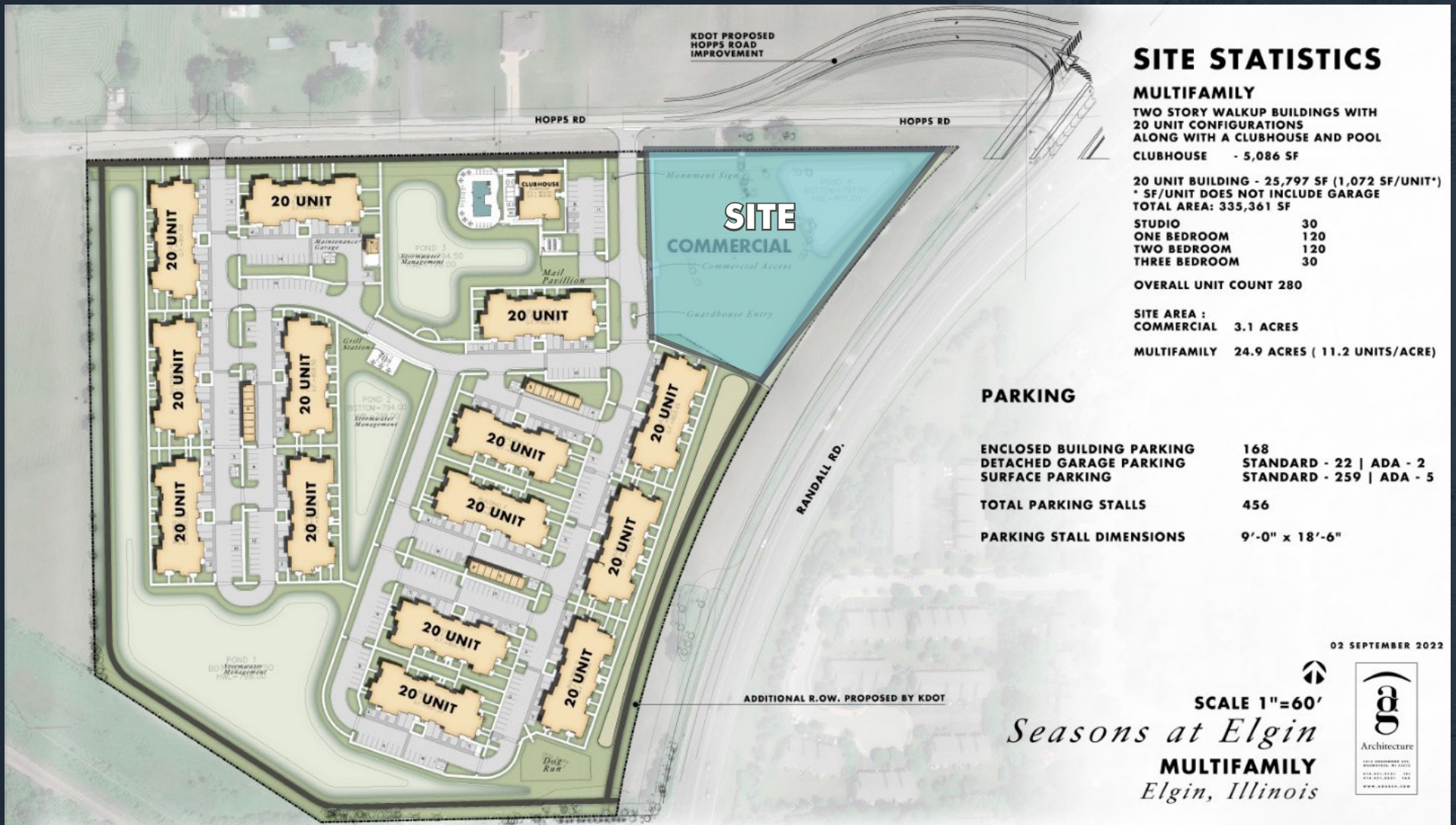
Subject to Offer

PLEASE CALL FOR ADDITIONAL INFORMATION





# SITE PLAN









# DEMOGRAPHIC SNAPSHOT



## POPULATION

1 MILE: 9,046  
3 MILES: 61,381  
5 MILES: 137,286



## HOUSEHOLDS

1 MILE: 3,388  
3 MILES: 22,049  
5 MILES: 49,186



## AVERAGE HOUSEHOLD INCOME

1 MILE: \$148,641  
3 MILES: \$149,275  
5 MILES: \$137,864



## AVERAGE HOUSING VALUE

1 MILE: \$358,569  
3 MILES: \$412,782  
5 MILES: \$408,391

## CONTACT US

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