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UNIT 106

UNIT 108-110

UNIT 112

2,900-9,900 SF DOWNTOWN AURORA RETAIL/OFFICE SPACE FOR LEASE

PROPERTY INFORMATION

- 2,900-9,900 SF retail space For Sale/Lease
- Unit 106: +/- 2,900 SF Built out as Salon space: For Sale/Lease
- Unit 108-110: +/- 4,400 SF Fully built out office space: For Sale/Lease
- Unit 112: +/- 5,500 SF Raw Retail space perfect for Restaurant: For Sale/Lease
- Huge Outdoor Patio
- Sweeping Views of the Fox River
- Suites 106, 108, & 110 all have ADA compliant restrooms
- High visibility
- Large Bright Windows
- 13 Foot Ceilings
- Parking in front
- Bike Path in front
- 1 Mile to Aurora Metra Line
- Fox River Walking Path leads straight into retail spaces
- Area Tenants Include: McDonalds, Subway, Jimmy Johns, Mills Taproom, ReNew Salon and Spa, Wyckwood House Aurora, Society 57, Tredwell Coffee, New China Hut, & More!

COUNTY
ZONED

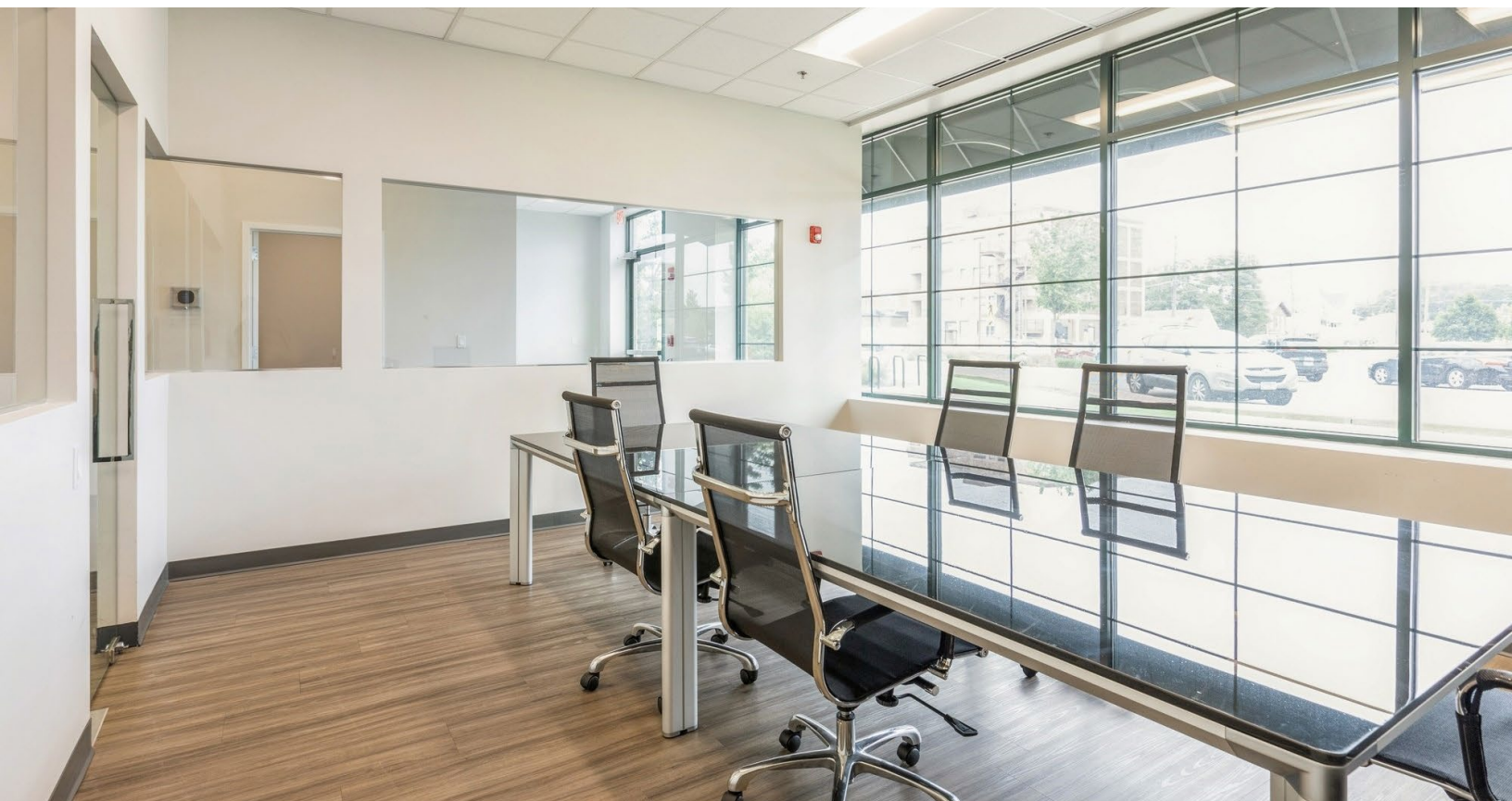
KANE
B-2

DAKOTA NILSON

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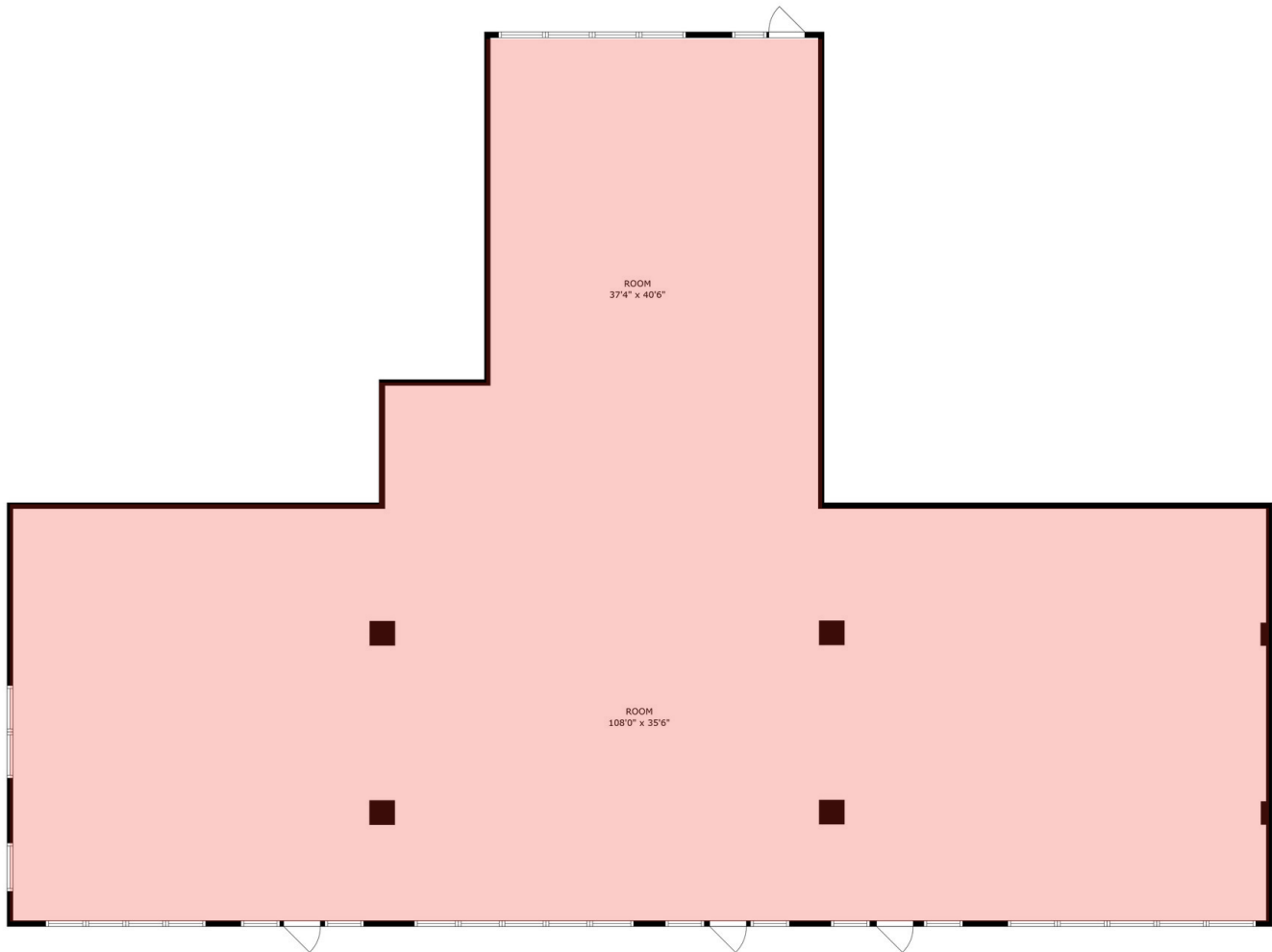
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AREA DEMOGRAPHICS

POPULATION ESTIMATE

1 MILE

23,006

3 MILE

114,245

5 MILE

232,600

ESTIMATED AVERAGE HOUSEHOLD INCOME

1 MILE

\$94,939

3 MILE

\$103,755

5 MILE

\$125,370