

# RETAIL SPACE AVAILABLE

10017 NORTH 2ND STREET,  
MACHESNEY PARK, IL 61115

FOR LEASE - 1,102 SF



## Property Information

- Newly constructed outlot located in the heart of Machesney Park's shopping corridor.
- High traffic - over 40,000 VPD through IL Route 173 and Hwy 251 intersection.
- Located 3 miles from I-90. Superior visibility along the busiest streets in the Machesney Park area.

## Demographics

	Population	Average Household Income	Businesses
1 Mile:	4,853	\$112,650	415
3 Miles:	34,565	\$115,383	1,147
5 Miles:	84,697	\$120,215	2,648



815-229-3000



leasing@firstmidwestgroup.com



6801 Spring Creek Road, Rockford, IL 61114



First Midwest Group

# AERIAL | 10017 NORTH 2ND STREET, MACHESNEY PARK, IL 61115

## SUPERIOR VISIBILITY FROM HWY 251



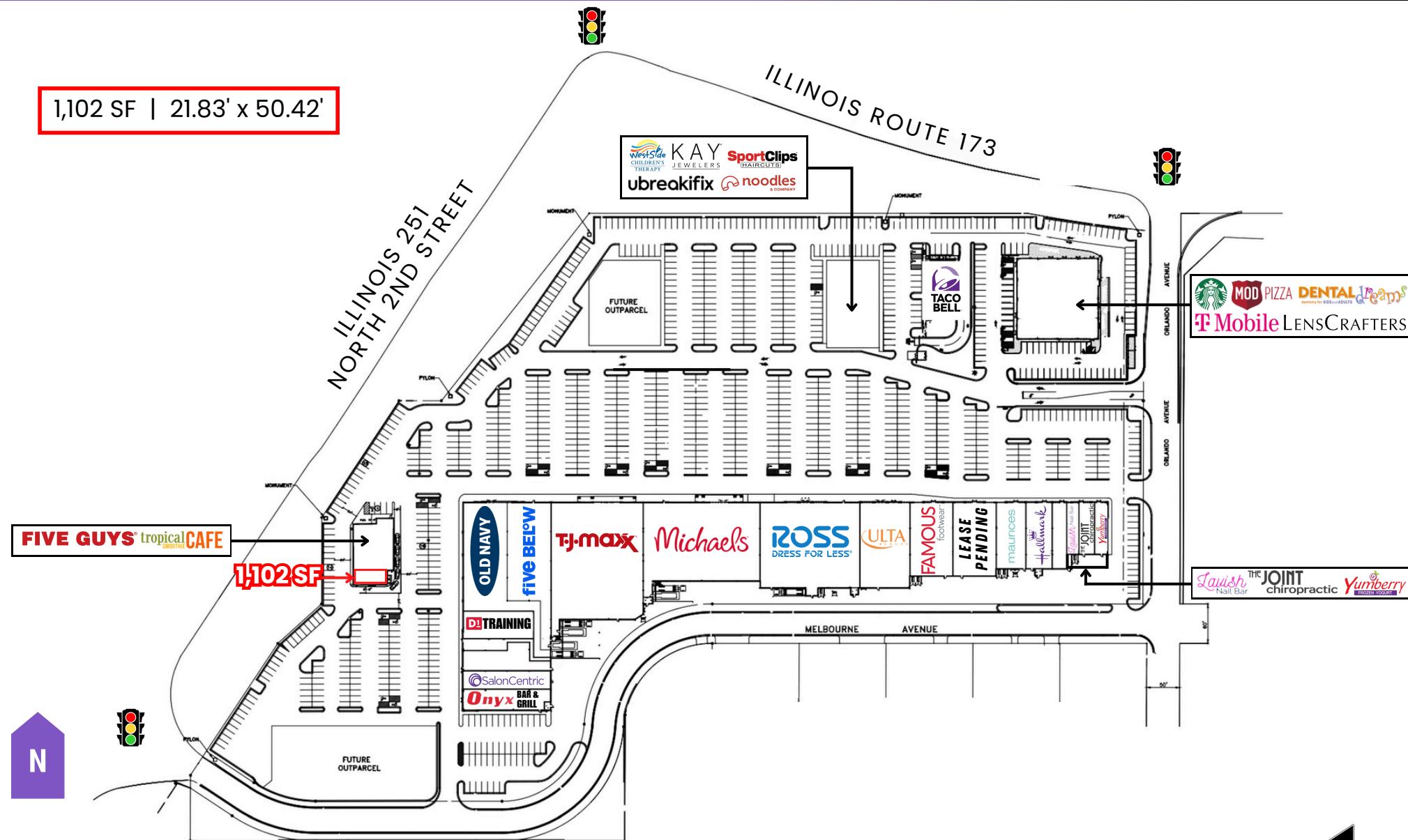
# SITE SURVEY | 10017 NORTH 2ND STREET, MACHESNEY PARK, IL 61115

## SITUATED NEAR TRAFFIC SIGNALS



# SITE PLAN | 10017 NORTH 2ND STREET, MACHESNEY PARK, IL 61115

## EXISTING SITE PLAN



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FLOOR PLAN | 10017 NORTH 2ND STREET, MACHESNEY PARK, IL 61115

# FLOOR PLAN - SUITE 10017

APPROX.  
1,102 SF

