

FOXFIELD COMMONS

2650-2732 E. MAIN ST.
ST. CHARLES, IL 60174

±1,268 SF to ±4,610 SF of Retail Space Available

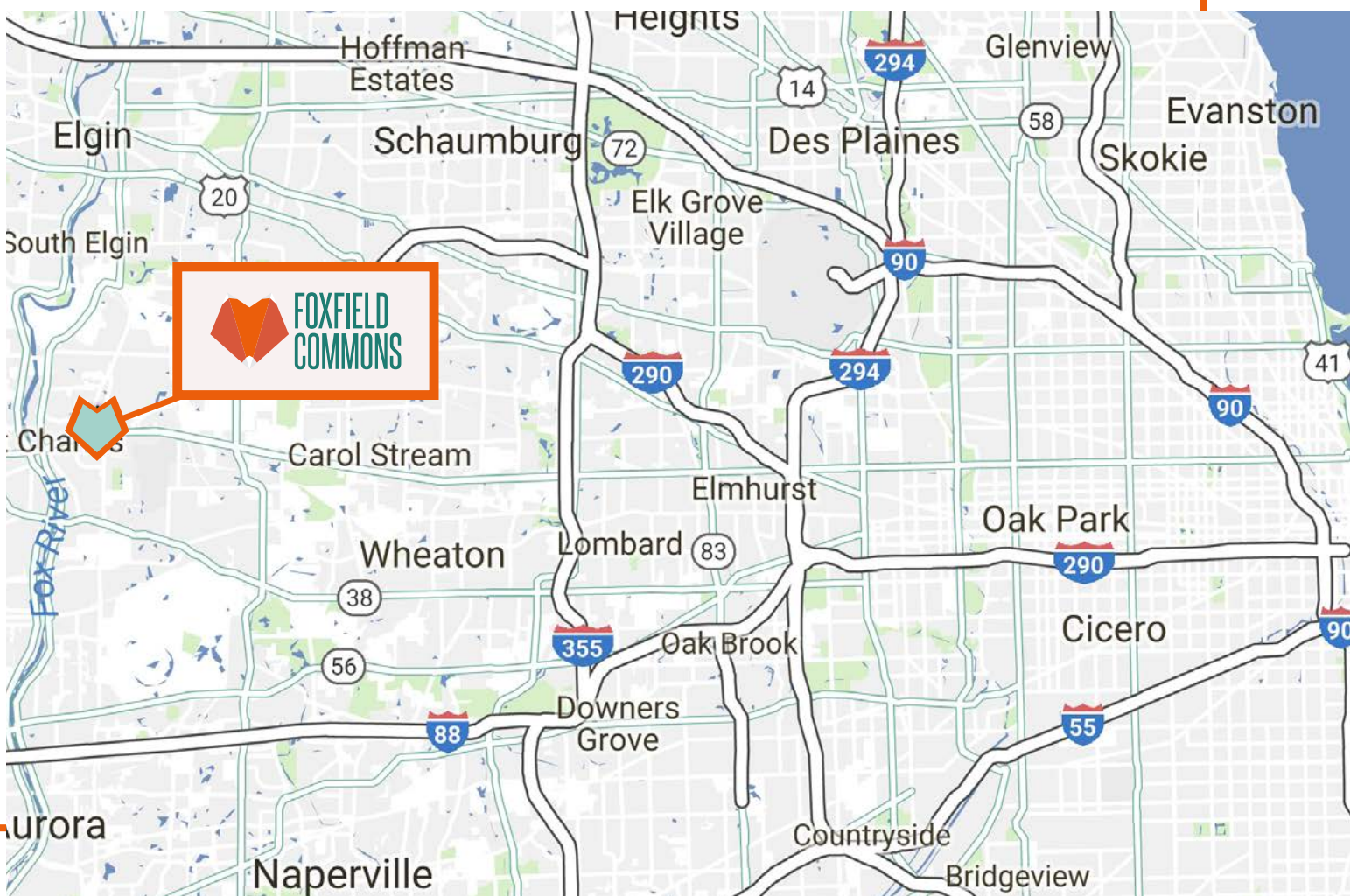


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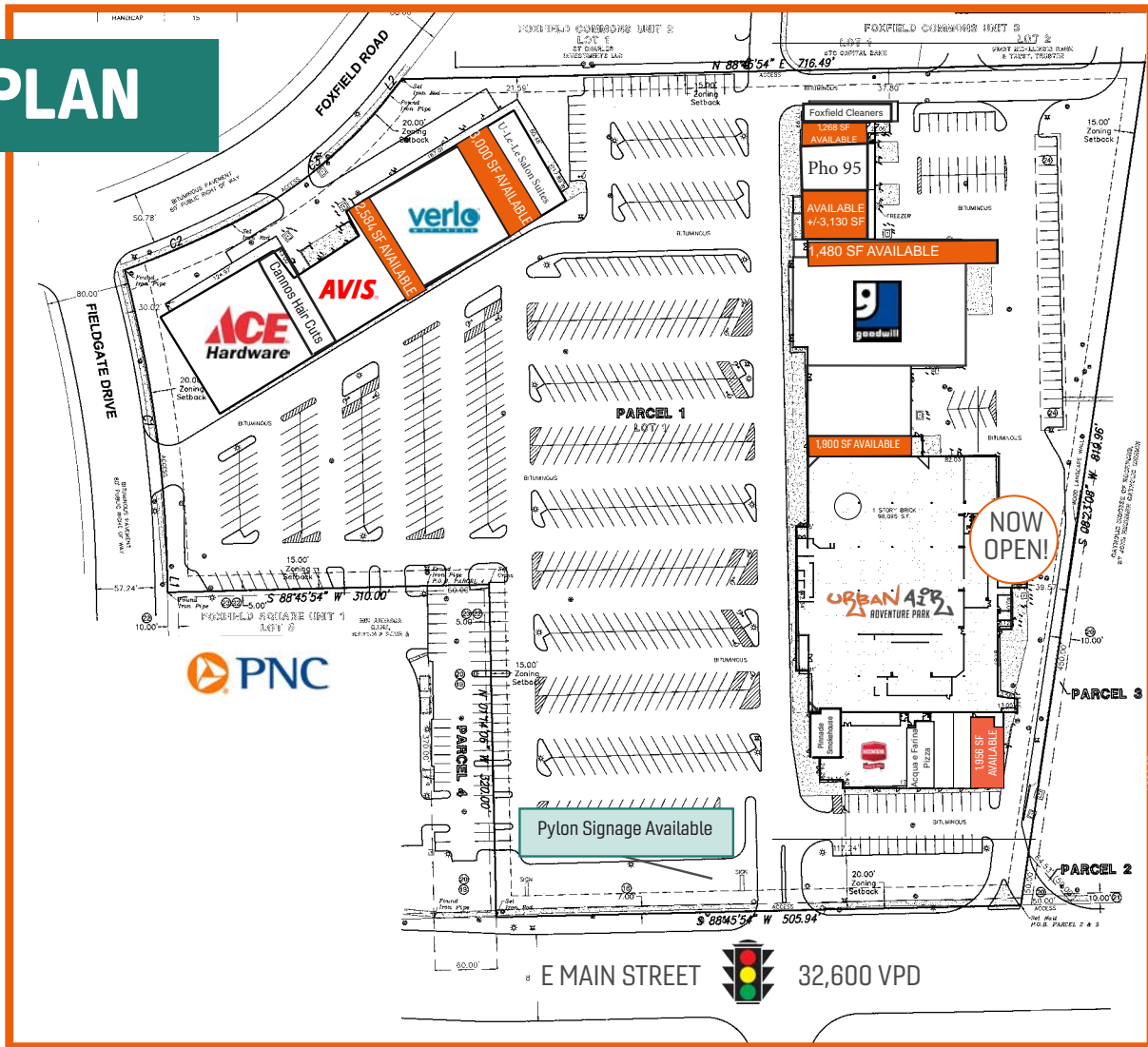
PROPERTY INFO

- Retail Space from $\pm 1,268$ SF to $\pm 4,610$ SF
- 3,000 SF Former Fitness Studio Available
- 3,130 SF Former Restaurant Available
- Tenant improvement allowance for qualified tenants
- Tenants include Urban Air, Ace Hardware, Goodwill
- Ideal Shopping Center on the East side of St. Charles
- Strong demographics
- Traffic count: 32,900 VPD
- Direct stop light access
- Adjacent to Kirk Rd. and Route 64

AREA RETAILERS INCLUDE



SITE PLAN



UNIT TENANT SQ FT

UNIT	TENANT	SQ FT
2650	Ace Hardware	13,500 SF
2660	Cannos Hair Cuts	1,200 SF
2664	K-9 Cuts	1,135 SF
2668	Avis Car Rental	1,717 SF
2672	AVAILABLE	2,584 SF
2682	Verlo Mattress	8,728 SF
2690a	U-le-le Salon Suites	5,378 SF
2690b	AVAILABLE (FORMER FITNESS STUDIO)	3,000 SF
2700	AVAILABLE	1,956 SF
2704	The Burger Shop	1,268 SF
2708	Subway	1,476 SF
2712	Acqua e Farina Pizza	1,338 SF
2716	Master Lease - Hines Supply	5,310 SF
2728	Pinnacle Smokehouse	1,225 SF
2732	Urban Air	47,197 SF
2734	AVAILABLE	1,900 SF
2736	Valley Nails	2,112 SF
2740	Alphagraphics	4,314 SF
2750	Goodwill	18,215 SF
2754	AVAILABLE	1,480 SF
2762	AVAILABLE (FORMER RESTAURANT)	3,130 SF
2770	Pho 95	2,700 SF
2774	AVAILABLE	1,268 SF
2778	Foxfield Cleaners	1,600 SF

DEMOGRAPHIC REPORT

	1 MILE	3 MILES	5 MILES
2022 DAYTIME POPULATION	13,064	51,648	125,987
2022 AVG HH INCOME	\$185,211	\$147,626	\$149,890
2022 MEDIAN HH INCOMES	\$126,484	\$105,934	\$110,351
2022 POPULATION	5,614	39,902	107,527





CONTACT US

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