



PROPERTY HIGHLIGHTS

- Excellent Exposure
- Prime Corner Lot
- Immediately Available
- Downtown Oswego
- Storage Space
- Sprinkler System
- Grease Trap

JASON PESOLA

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1960 Springbrook Square Dr #100
Naperville, IL 60564

FOR LEASE - \$3,250/MO

NNN \$5.00 - PRIME CORNER IN DOWNTOWN OSWEGO

1,806 SF - 5 S. MADISON ST. OSWEGO, IL



PROPERTY OVERVIEW

Experience the prime location at 5 S. Madison, right in the heart of Historic Downtown Oswego! Situated at the vibrant intersection of US RT 34 and Madison Ave, this property offers exceptional visibility and convenience, just steps away from the shops and attractions of Downtown Oswego.

Zoned for retail, the property features a generous layout with ample parking to accommodate customers. New ownership has added a sprinkler system and grease trap, allowing for many more uses to be approved by the Village of Oswego. With premier exposure and high traffic counts, your business will thrive! The property also includes three spacious overhead doors, open ceilings and ample storage, making this corner lot ideal for a wide range of retail or restaurant opportunities.

PROPERTY SUMMARY

PROPERTY TYPE:	RETAIL
SECONDARY TYPE:	STOREFRONT/OFFICE
PARKING:	12 SPACES
ACRES:	.50 ACRES
ZONED:	B2
PARCEL ID:	03-17-332-005
PROPERTY TAXES:	\$7,783.30

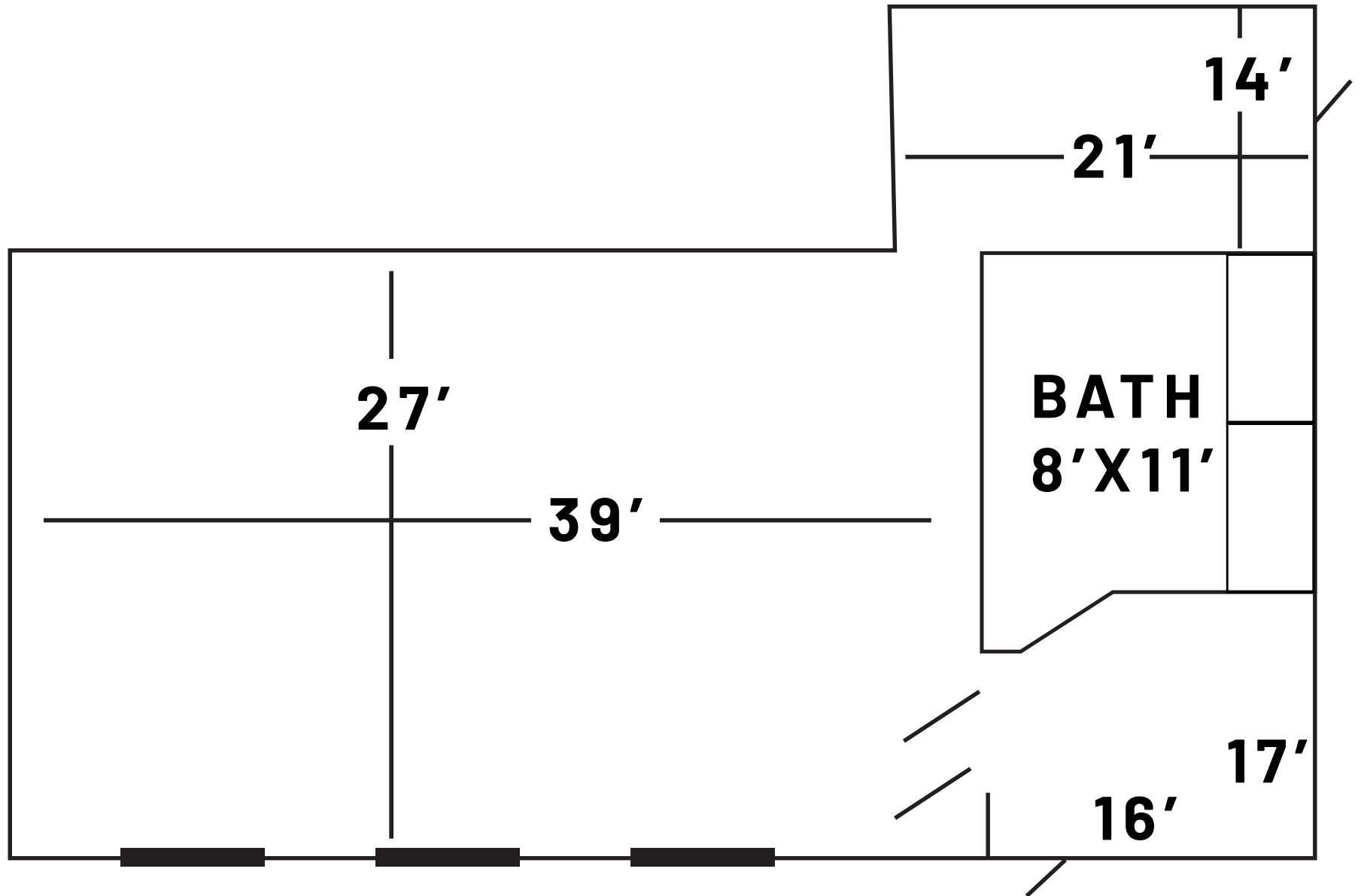


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OSWEGO ILLINOIS DEMOGRAPHICS

5 S. MADISON ST. OSWEGO, IL

<https://www.census.gov/quickfacts/fact/table/oswegovillageillinois/PST045222>

2024 EST. POPULATION

38,778

MEDIAN PROPERTY VALUE

\$319,000

2019-2023 HOUSEHOLDS

12,097

TOTAL RETAIL SALES

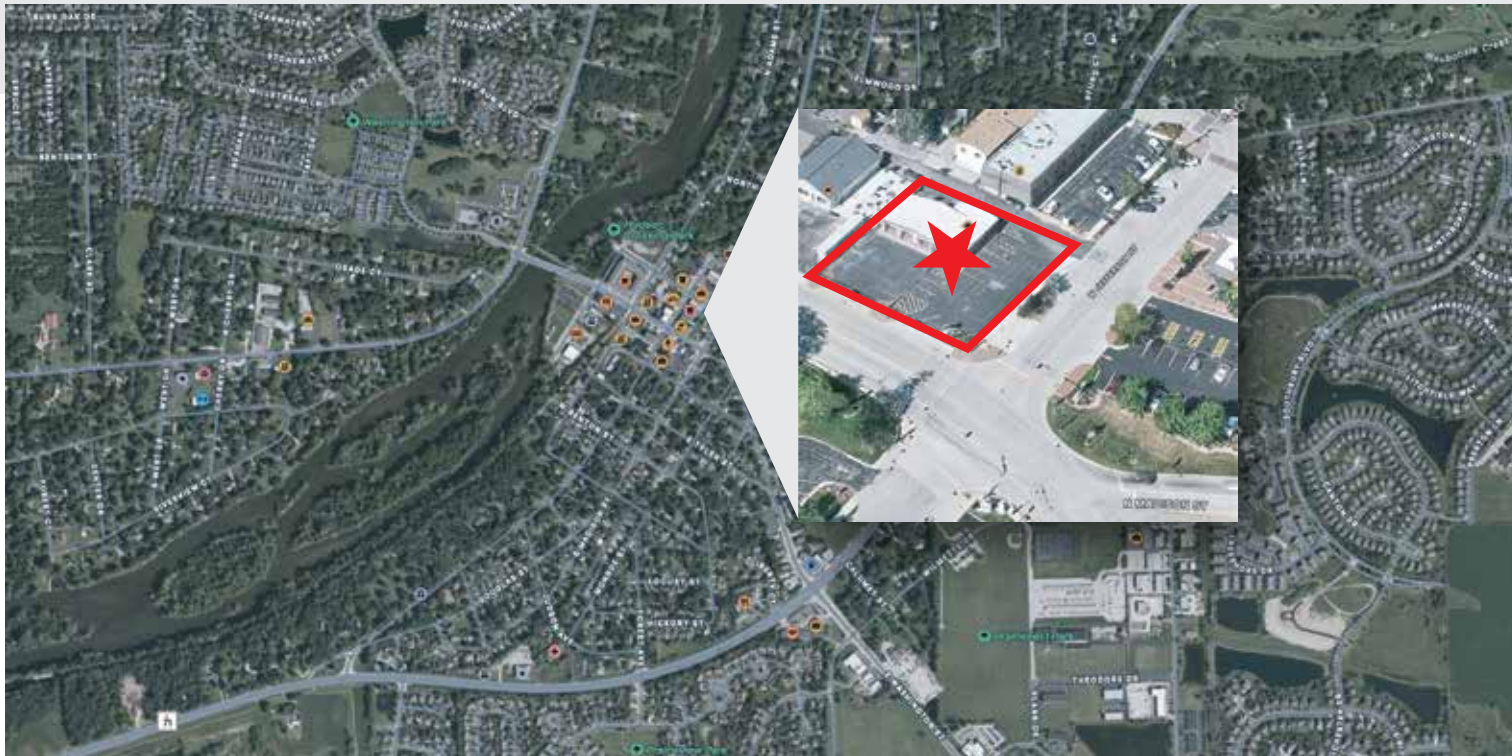
\$20,219

PER CAPITA

MEDIAN HOUSEHOLD INCOME

\$119,881

2019 - 2023



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