

SPACE FOR LEASE

BOLINGBROOK CROSSINGS

1083 South Weber Road Bolingbrook, IL 60490



PROPERTY DESCRIPTION

3,000 SF space available for lease in Bolingbrook Crossing. Just 1/2 mile from the I-355 expressway at Weber Road. Bring your retail or restaurant concept and join the Bolingbrook retail scene on busy Weber Road. A large pylon signage is available to draw customers into the center. Join Jimmy John's and Brewski's in the Bolingbrook Crossings.

PROPERTY HIGHLIGHTS

- High traffic area of S. Weber Road of 39,100 VPD and Remington Blvd 4,850 VPD.
- Half mile from the I-55 entrance/exit at Weber Road. Traffic is over 118,000 VPD on I-55 and Weber.
- Great pylon signage on Weber Road to attract cars into your business.

OFFERING SUMMARY

Lease Rate:	Negotiable - Contact Brian
Available SF:	3,000 - 46,609 SF
Lot Size:	1.07 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	701	22,063	54,966
Total Population	2,281	66,829	167,811
Average HH Income	\$168,847	\$137,629	\$160,373

Sandra True
(630) 248-7518

Brian Blackmore
(630) 207-8292



COLDWELL BANKER
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AREA RETAILERS

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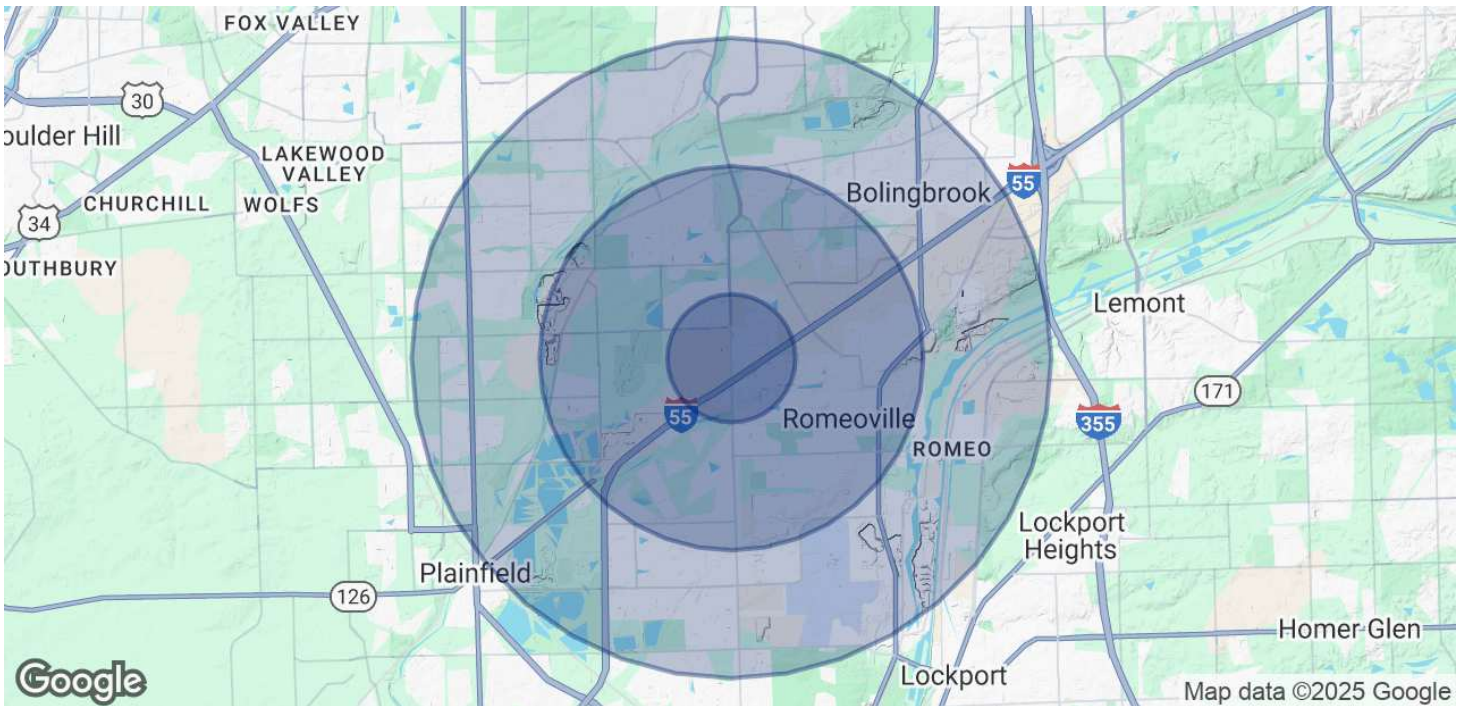


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DEMOGRAPHICS

BOLINGBROOK CROSSINGS

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,281	66,829	167,811
Average Age	38	39	39
Average Age (Male)	38	38	38
Average Age (Female)	39	40	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	701	22,063	54,966
# of Persons per HH	3.3	3	3.1
Average HH Income	\$168,847	\$137,629	\$160,373
Average House Value	\$353,664	\$321,574	\$389,005

Demographics data derived from AlphaMap

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