

RETAIL SPACE AVAILABLE

7437-7445 E STATE STREET
ROCKFORD, IL 61108

FOR LEASE – 3,244 SF



Property Information

- Located within 0.5 Mile of I-90
- High Traffic – Over 30,000 VPD Pass Shopping Center
- Located in the Heart of Rockford's Business & Shopping Corridor
- Great Location and Visibility on East State Street
- Building Signage Available
- Pylon Signage Available on State Street

Demographics

	Population	Average Household Income	Businesses
1 Mile:	6,882	\$96,746	665
3 Miles:	54,965	\$106,350	2,480
5 Miles:	139,451	\$95,140	5,221

AERIAL | 7437-7445 E STATE STREET, ROCKFORD, IL 61108

HIGH TRAFFIC AREA – 30K VPD



SITE SOURCE
RETAIL BROKER NETWORK

ICSC

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815-229-3000



leasing@firstmidwestgroup.com



6801 Spring Creek Road, Rockford, IL 61114



SITE SURVEY | 7445 E STATE STREET, ROCKFORD, IL 61108

SUPERIOR VISIBILITY ON EAST STATE



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SITE PLAN | 7445 E STATE STREET, ROCKFORD, IL 61108

WALMART OUTLOT NEAR HWY I-90



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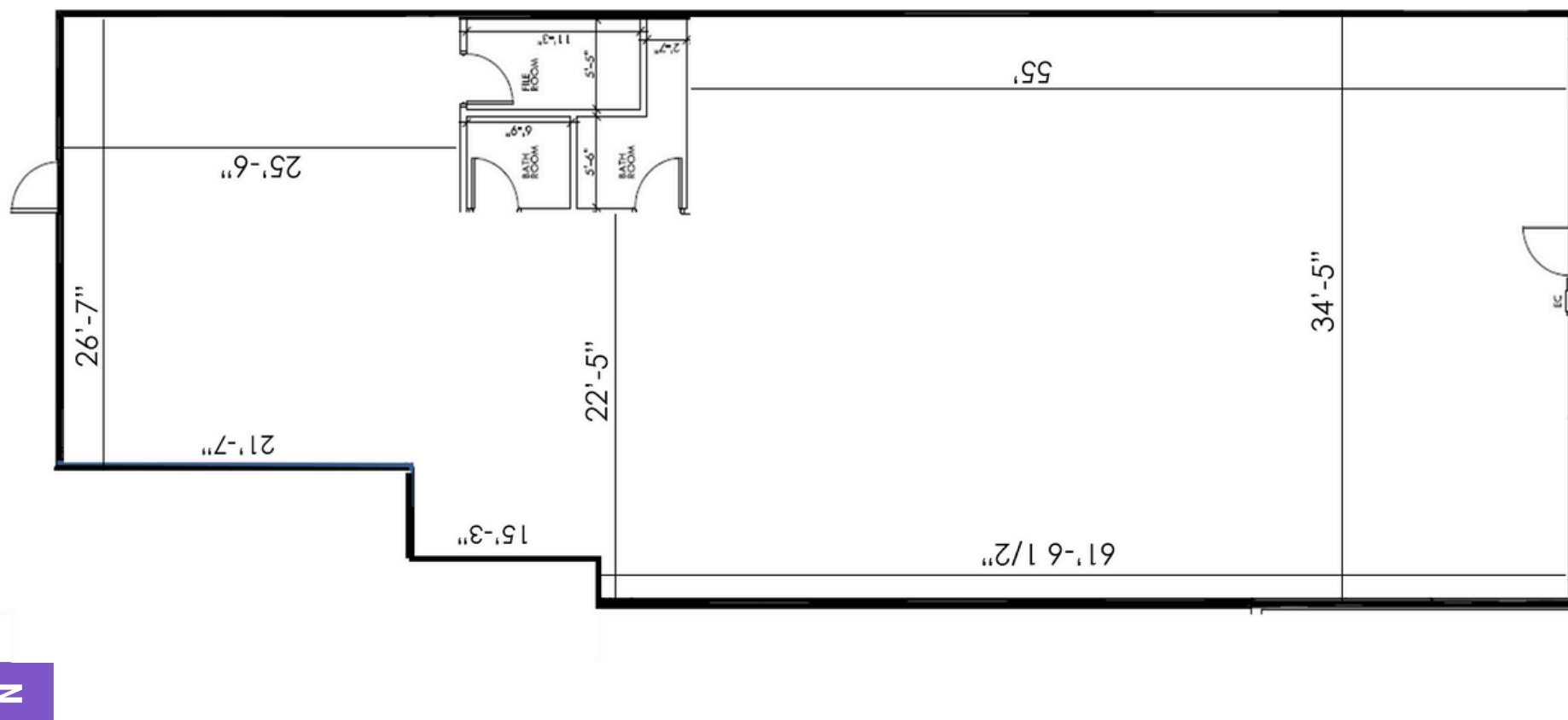
SITE PLAN | 7445 E STATE STREET, ROCKFORD, IL 61108

FLOOR PLAN: SUITE 7445 - 3,244 SF

**APPROX.
3,244 SF**



**CLICK TO VIEW
VIRTUAL TOUR**



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