

THE SHOPS AT COUNTRY AIRE MARKET

251 S. WEBER ROAD | BOLINGBROOK, IL



2,052

Square feet available



67K

Daytime population in a five mile radius



Rare Small Shop Space Available

PROPERTY DESCRIPTION

- Starbucks anchored (drive thru) - strong traffic generator;
- Prime frontage on busy Weber Road;
- Highly visible shared pylon signage;
- Dynamic daytime population - 67,000+ (5 mile);
- Strong incomes - +/- \$162,000 (3 mile);
- Infill market close to Naperville border;
- Diverse and national co-tenancy.



\$162K

Average HH income in a three mile radius



19.5K

Vehicles per day on Weber Road

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	11,534	78,832	204,457
HOUSEHOLDS	3,756	25,783	69,866
AVERAGE HH INCOME	\$139,305	\$162,912	\$153,686
DAYTIME POPULATION	3,144	26,732	67,772

AREA CO-TENANTS



204K

People in a five mile radius

EXCLUSIVE AGENTS

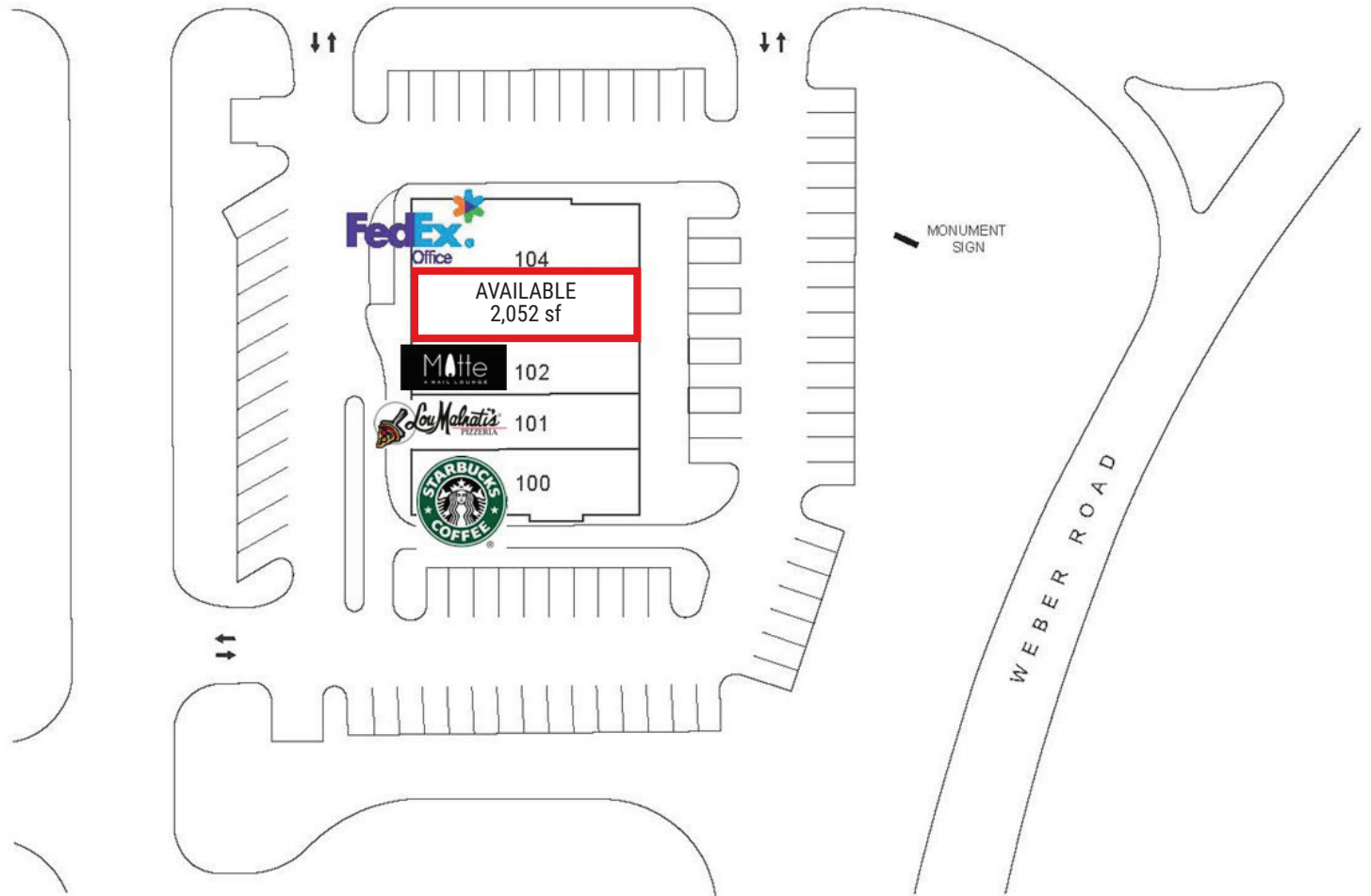
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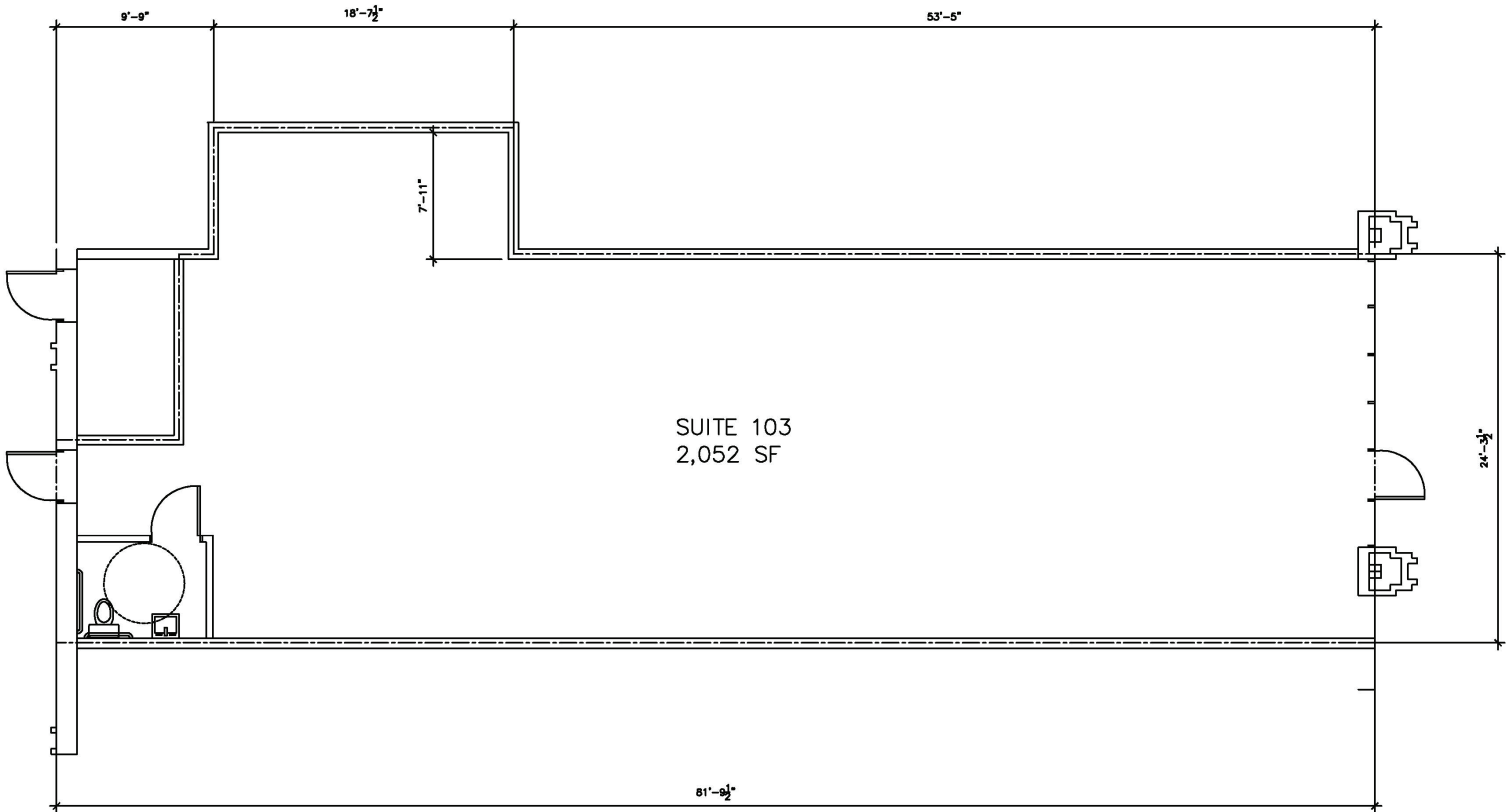
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