

472 N State Route 47  
Sugar Grove, IL 60554 .

2,789 SF · Retail for Lease

Negotiable









## The Shops at the Landings

Rental Rate	Negotiable	Property Sub-type	Free Standing Bldg
Total Space Available	2,789 SF	Building Size	15,000 SF
Min. Divisible	1,338 SF	Year Built	2009
Max. Contiguous	1,451 SF	Lot Size	13.83 AC
Property Type	Retail		
Space 101			

Rental Rate	Negotiable	Lease Type	NNN
Space Available	1,451 SF	No. Parking Spaces	56
Space Type	Retail (Other)		

This new strip center located in Sugar Grove, IL with 2 units available 1360' SF. Come join Co-Tenants Jimmy Johns, ZA ZA Nail Spa, Rush Copley Convenient Center. \*Great Visibility and Signage located on Route 47 and Ga

## Space 102

Rental Rate Negotiable Lease Type NNN

Space Available 1,338 SF No. Parking Spaces 56

Space Type Retail (Other)

This new strip center located in Sugar Grove, IL with 2 units available 1,338 SF and 1,451 SF. Come join Co-Tenants Jimmy Johns, ZA ZA Nail Spa, Couture Tan and Rush Copley Convenient Center. \*Great Visibility and Signage located on Route 47 and Ga

## Description

15,000 SF shopping center under construction. Apace sizes range from 1200 SF to 1700 SF. Drive-thru has been approved. Great visibility and access. Center will be located close to small and large box retailers. Across from the new Jewel/Osco. Near Waubensee Community College. over 10,000 students per semester over 7,000 students per day

\*Join Jimmy Johns, Za Za Nails, Vision Plus, Couture Tan, and Rush-Copley Convenient Care Center

\*Across from Jewel/Osco, Mc Donalds, West Suburban Bank, Chase Bank, Aldi, and Walgreens

\*Near Waubensee Community College over 10,000 students a semester, and 7,000 students daily

\*Traffic Counts - 20,000 ADT

\*POPULATION: (3) miles 10,750 (4) miles 22,340 (5) miles 43,700

\*AVG HH INCOME: (3) miles 104,500 (4) miles 94,000 (5) miles 82,000

\*Easy access from Route 47

472 N State Route 47, Sugar Grove, IL 60554 (Kane County)