

SPACE AVAILABLE FOR LEASE

2657-2701 SHERMER ROAD
AVALONREAL.COM



NORTHBROOK, IL



JOSEPH C. SANTUCCI, MANAGING BROKER
847-506-1000 ext. 5140
jcseavalonreal.com

CARLO J. SANTUCCI, COMMERCIAL BROKER
847-506-1000 ext. 5132
carlo@avalonreal.com

- ✓ **SPACE AVAILABLE: 1,500 SF**
- ✓ **TOTAL BUILDING SIZE: 12,593 SF**
- ✓ **RENTAL RATE: \$21.00/SF (NNN)**
- ✓ **TAXES: \$9.75/SF**
- ✓ **CAM: \$8.93/SF**
- ✓ **TRAFFIC COUNT: 34,000 VPD**

- ✓ **EXCELLENT SIGNAGE FOR
BUSINESS EXPOSURE**
- ✓ **CO-TENANTS: SUBWAY, LA
TAQUIZA, FORZA MEATS,
RAINBO SPORTS, SPA NAILS**
- ✓ **LOCATION OFFERS EASY
ACCESS TO AND FROM I-294**

Information contained herein has been obtained from the property owner(s) or from other sources. We have no reason to doubt its accuracy, but do not guarantee it. This property may be broker owned.



Demographics	1 Mile	3 Mile
Population	7,597	87,259
Households	3,056	32,399
Median Age	51.70	47.20
Median HH Income	\$136,225	\$133,524
Daytime Employees	12,180	90,262

RETAIL SPACE

2657 - 2701 Shermer Road
Northbrook, IL



Joseph C. Santucci
Managing Broker
847-506-1000 ext. 5140
jcs@avalonreal.com

Carlo J. Santucci
Commercial Broker
847-506-1000 ext. 5132
carlo@avalonreal.com

Information contained herein has been obtained from the property owner(s) or from other sources. We have no reason to doubt its accuracy, but do not guarantee it. This property may be broker owned.