

SOUTHTOWNE CENTER

HWY 20 & PEARL ST | BELVIDERE, IL

FOR LEASE
15,250 SF Inline



**YOUR NAME
HERE**

ANCHOR POSITION, IN-LINE RETAIL



ECHO COMMERCIAL
REALTY, LTD.

825 S. Cleveland Avenue
Arlington Heights, IL 60005

DIRECT: 847.431.7384
john@echocr.com

JOHN TOLIPOULOS
MANAGING BROKER

PROPERTY DETAILS



ECHO COMMERCIAL
REALTY, LTD.



HIGHLIGHTS

- Located 1 Mile from the Fiat Chrysler Automobiles Assembly Plant with 3,700 Employees
- Interstate 90: 38,800 VPD; Highway 20: 18,100 VPD; Belvidere Road: 13,600 VPD
- Signalized intersection
- Southtowne Center is a ±99,576 SF shopping center built on 12.5 acres
- Area tenants include Applebee's, Burger King, Dollar Tree, Fiesta Market, McDonald's, RP Lumber, Walgreens and Walmart Supercenter
- Located 1 mile from the Stellantis Automobiles assembly plant with 3,700 employees
- Located in The Enterprise Zone (Click to view more)

PROPERTY FACTS

Gross Leasable Area	137,551 SF
Total Land Area	26.06 ACRES
Year Built	1969
Cross Streets	Hwy. 20 & Pearl
Center Type	Neighborhood Center
Parking	380 Spaces
Stores	7
Center Properties	5
Frontage	Pearl St. & Union Ave.

TRAFFIC

Highway 20: 18,300 VPD

Pearl Street: 6,200 VPD

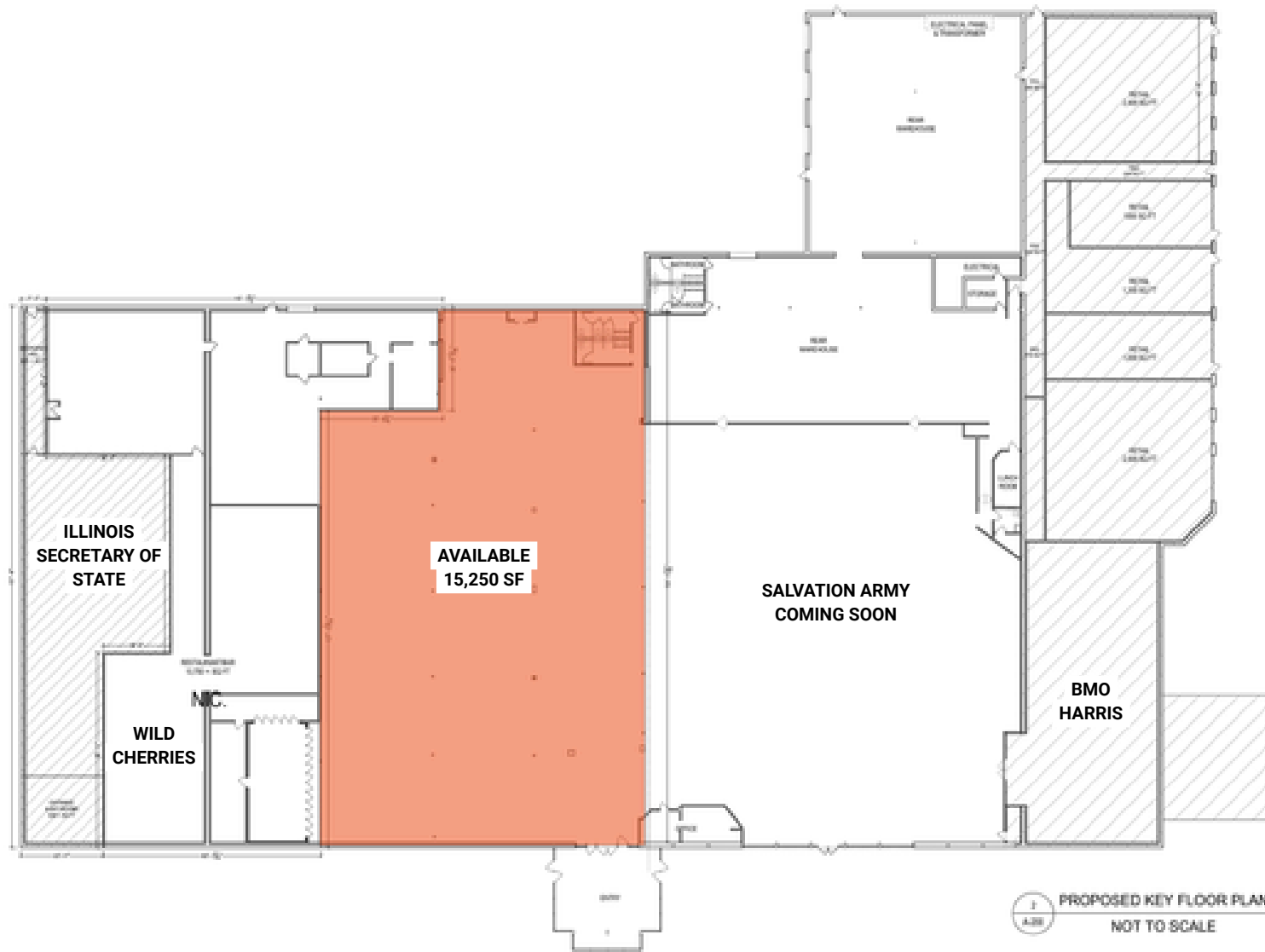
Interstate 90: 47,700 VPD

ECHO COMMERCIAL REALTY, LTD.
825 S. Cleveland Avenue Arlington Heights, IL 60005

SPACE AVAILABILITY



ECHO COMMERCIAL
REALTY, LTD.



ECHO COMMERCIAL REALTY, LTD.
825 S. Cleveland Avenue Arlington Heights, IL 60005

AREA OVERVIEW

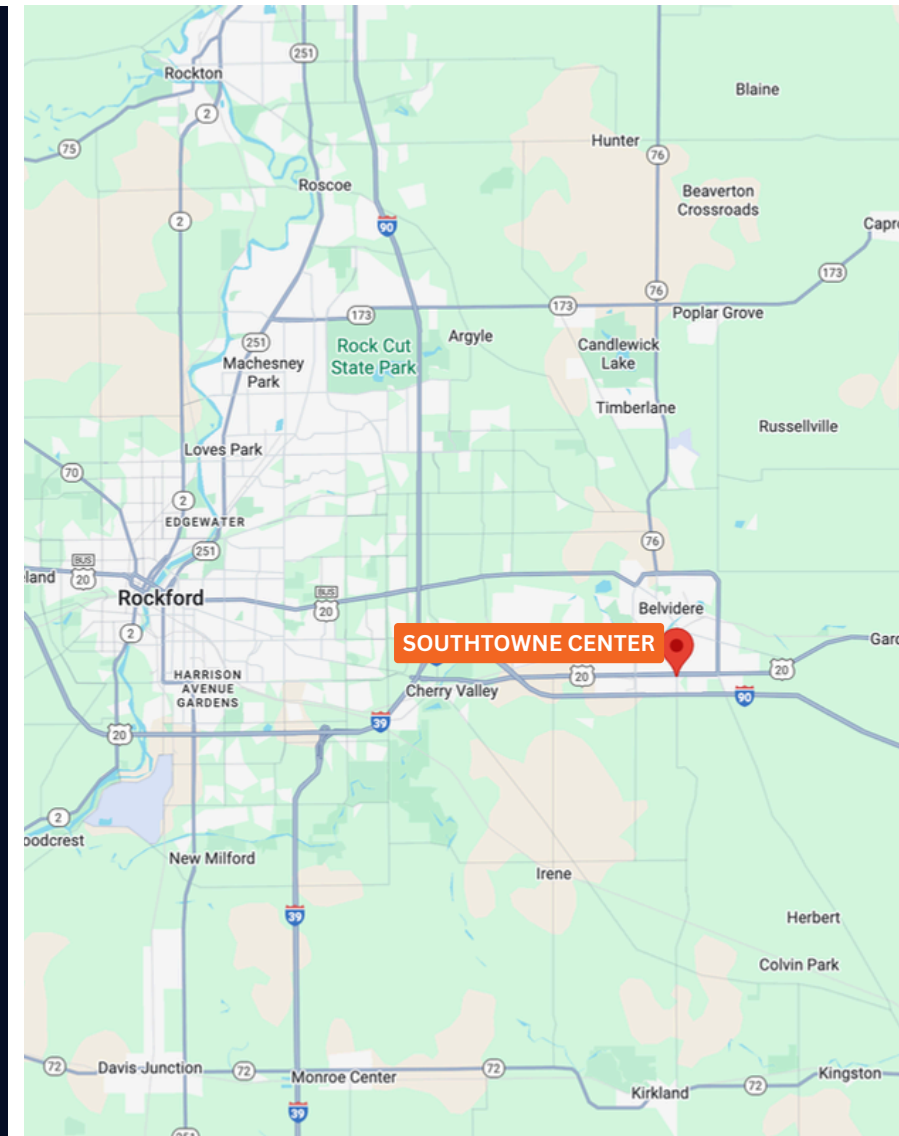


ECHO COMMERCIAL
REALTY, LTD.

DEMOGRAPHICS

	5 Miles	7.5 Miles	10 Miles
Estimated Population	30,839	52,652	111,441
Number of Households	11,275	20,027	44,032
Household Income	\$81,274	\$93,631	\$94,344
Daytime Population	20,030	38,939	91,961

KEY TENANTS



AERIAL



ECHO COMMERCIAL
REALTY, LTD.



ECHO COMMERCIAL REALTY, LTD.

825 S. Cleveland Avenue Arlington Heights, IL 60005