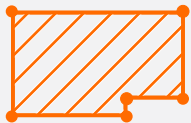




1,400 - 4,000 SF Available For Lease

125 SOUTH WESTERN AVE
 CARPENTERSVILLE, IL



1,400 SF - 4,000 SF Available



30,000 VPD on Route 31



Center of West Dundee / Carpentersville retail corridor



Meticulously maintained landscaping and building



Stunning window line with 5' windows on three sides



Proximity and easy access to I 90 expressway



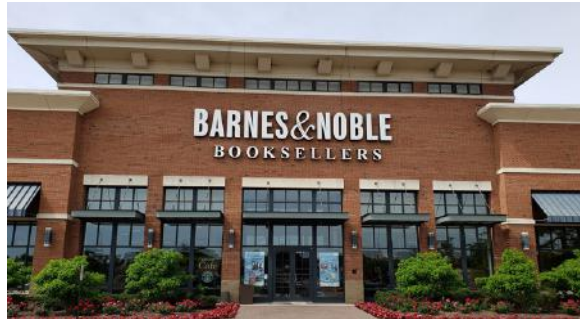
FOR MORE INFORMATION, PLEASE CONTACT:

Ron Roberti
 Vice President
 847.649.2666
 RRoberti@LPcommercial.com



	1 Mile	3 Mile	5 Mile
POPULATION:	9,149	55,119	144,544
HOUSEHOLDS:	3,443	17,424	47,426
AVERAGE HH INCOME:	\$95,484	\$92,314	\$94,192
EMPLOYEES:	7,851	27,032	83,607

Area Tenants





Disclaimer

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The owner expressly reserves the right at its sole discretion to reject any or all proposals or expressions of interest in the property and to terminate discussions with any party at any time with or without notice.

Agency Disclosure:

Ron Roberti ("Licensee") of Landmark Partners Commercial Real Estate, LLC is acting solely on behalf of the Owner or Lessor of the real estate and any information given to the Licensees by the Purchaser/Lessee may be disclosed to the Owner/Lessor.

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