

COMMERCIAL DEVELOPMENT | B-2 ZONED – LOT 1 FULLY DEVELOPED LOTS (MID 2019) 2-13 ACRES

300 W STEWARD ROAD, ROCHELLE, IL
www.hubcitydevelopment.com



Disclosure: Property is Broker Owned

DAILY ESTIMATED 2018 TRAFFIC COUNTS:

I-88 at Site: 17,300

I-39 North: 29,700

Steward Road: 7,030

Route 251/I-88: 8,780

OFFERING:

- Flexible lot Size – For Sale Subject to Proposal
- Build-to-Suit Sale
- Long Term Ground Lease
- All sites will be fully developed
- Individual signage on pylon sign at I-88 Frontage
- Monument signage on Steward Road
- Annexed to Rochelle, IL



9451 W. Bryn Mawr Ave.
Suite 550
Rosemont, IL 60018

FOR MORE INFORMATION
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