

RETAIL SPACE FOR LEASE
8499 OGDEN AVENUE
 Lyons, Illinois 60534



SUITE 103 INTERIOR

SPACE AVAILABLE FOR LEASE

1,289 SF

PROPERTY HIGHLIGHTS

- Located at the SEC of the busy lighted intersection of Ogden Ave and 1st Ave.
- Situated next to Walgreens.
- The center is anchored by a Starbucks with a drive-thru and Jimmy John's.
- Monument signage is available.
- Strong demographics and traffic counts.
- Brookfield Zoo is located less than two miles from the property.

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	17,357	125,895	398,476
AVG HH INCOME	\$122,028	\$143,354	\$135,353
DAYTIME POPULATION	5,932	46,742	155,607
TRAFFIC COUNTS	OGDEN AVE	23,551 VPD	
	1ST AVE	38,847 VPD	

CONTACT INFORMATION

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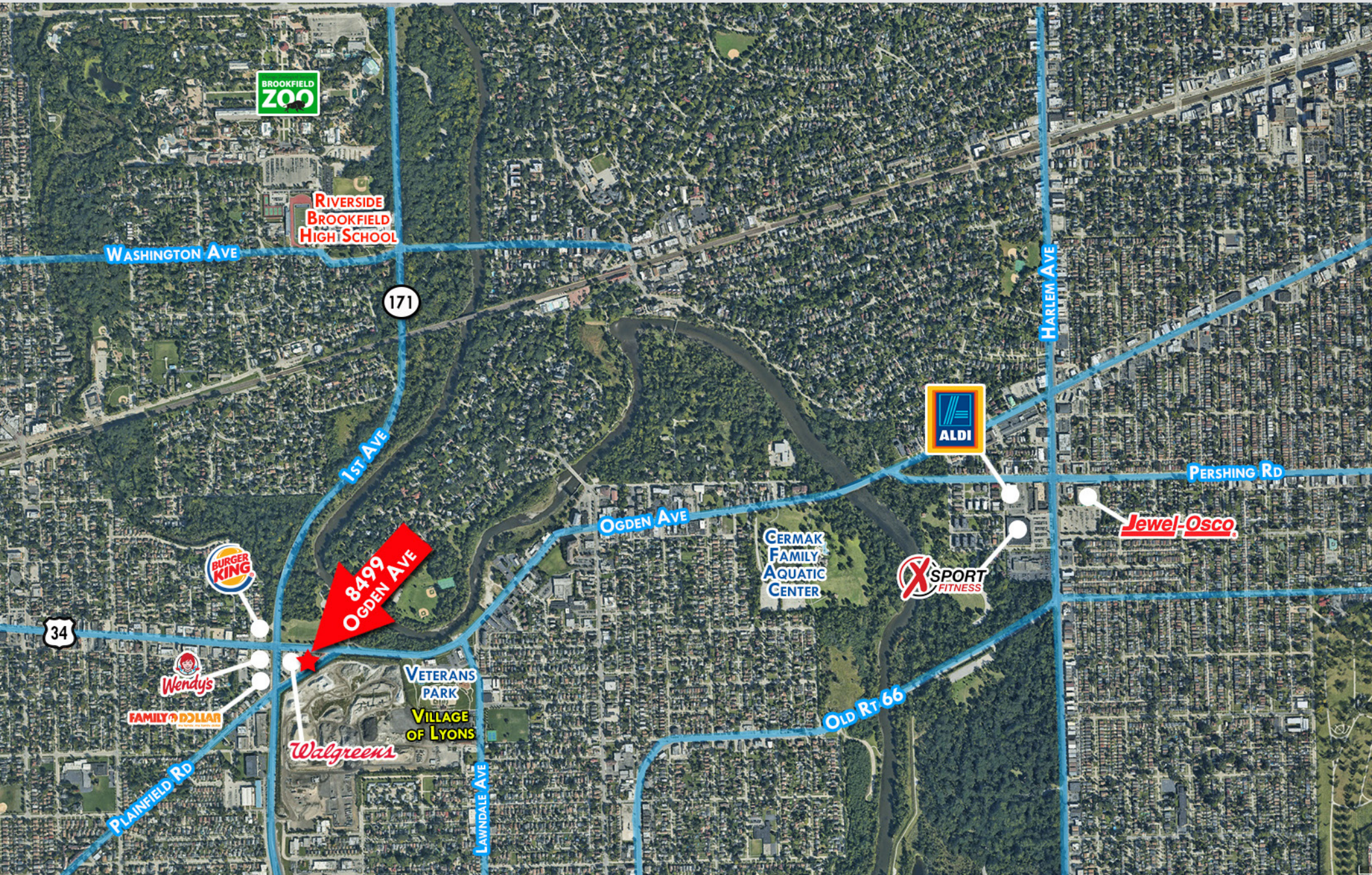
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SPACE	TENANT	SQ FT
100	Starbucks	
102	Dotty's	
103	AVAILABLE	1,289
104	Jimmy John's	
	TOTAL GLA	5,450



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