

# ARBOR CROSSING

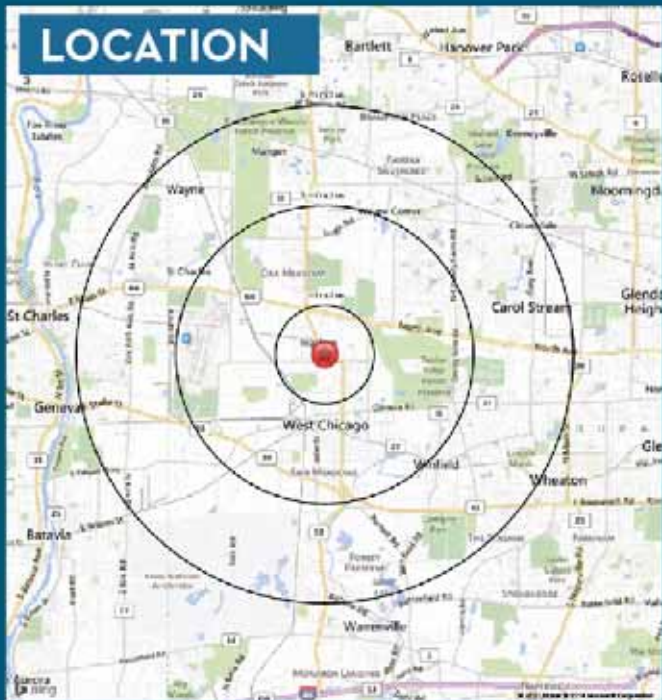
945 - 956 N. Neltor Blvd. West Chicago, IL

## RETAIL SPACE FOR LEASE

Call **Mike Mallon**  
for Info **630.592.4154**



### LOCATION



### HIGHLIGHTS

- ALDI grocery anchored shopping center
- Great visibility along Rt 59 with 34,000 VPD
- Priced to lease at \$12.00 SF Gross

DEMOGRAPHICS	1 MI	3 MI	5 MI
POPULATION	2,819	33,555	105,254
AVG. INCOME	\$94,197	\$96,130	\$97,754
HOUSEHOLDS	1,428	12,894	45,158

### TRAFFIC COUNTS

N NELTNOR BLVD	37,000 VPD
----------------	------------

FOR MORE  
INFORMATION  
PLEASE  
CONTACT

**Mike Mallon, CCIM, CRX**  
630.592.4154  
Mike.Mallon@dkmallonre.com

DK Mallon | 107 Adell Place | Elmhurst, IL 60126 | 630.592.4477

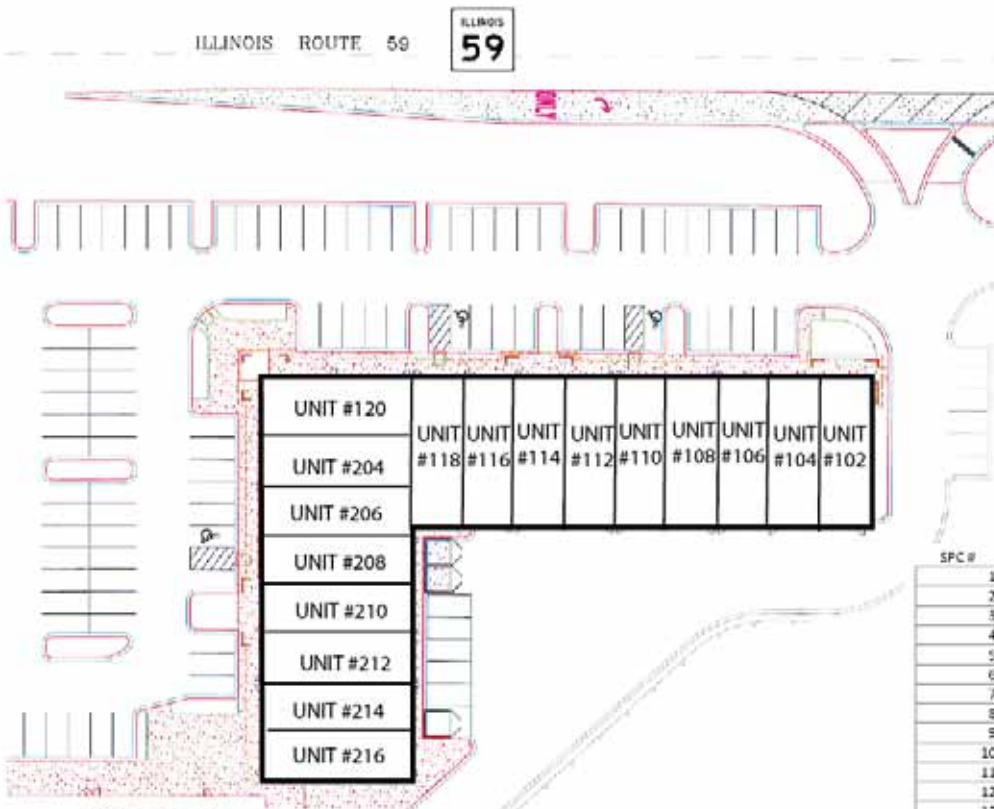
[www.dkmallonre.com](http://www.dkmallonre.com)



@dkmallon

# ARBOR CROSSING

SITE MAP 945 - 956 N. Neltor Blvd. ( RT 59) West Chicago, IL



**Site Plan**  
SCALE: 1" = 20'-0"

SPC #	TENANT NAME	ADDRESS	SQ. FOOTAGE	WIDTH	DEPTH
1	Natural Healing	102	3720	20' - 8'	60'
2	Hydrotherapy For Dogs	104		20' - 8'	60'
3		106		20' - 8'	60'
4	Kumon Learning Co	108	1240	20' - 8'	60'
5	Country Financial	110	1240	20' - 8'	60'
6	RBS Pantry	112	1240	20' - 8'	60'
7	Sign-a-Rama	114	1240	20' - 8'	60'
8	Image Nails	116	1210	20' - 8'	60'
9	PIZZA NOW	118	1093	20' - 8'	56'
10	PHA Doctor Office	120	4172	70'	60'
11		204		20'	60'
12		206		20'	60'
13	AVAILABLE	208	2080	36'	60'
14	AVAILABLE	210			
15	AVAILABLE	212	1200	20'	60'
16	AVAILABLE	214	1200	20'	60'
17	AVAILABLE	216	1125	19'	60'
Total Available Area			20790	s.f.	

FOR MORE INFORMATION PLEASE CONTACT  
**Mike Mallon, CCIM, CRX**  
 630.592.4154  
 Mike.Mallon@dkmallonre.com

DK Mallon | 107 Adell Place | Elmhurst, IL 60126 | 630.592.4477

[www.dkmallonre.com](http://www.dkmallonre.com)



The information above has been obtained from sources believed reliable, however we make no guarantee or representation regarding it.

# ARBOR CROSSING

945 - 956 N. Neltor Blvd. (RT 59) West Chicago, IL

**RETAIL SPACES FOR LEASE**

Call **Mike Mallon**  
for Information **630.592.4154**



FOR MORE  
INFORMATION  
PLEASE  
CONTACT

**Mike Mallon, CCIM, CRX**  
630.592.4154  
Mike.Mallon@dkmallonre.com

DK Mallon | 107 Adell Place | Elmhurst, IL 60126 | 630.592.4477

[www.dkmallonre.com](http://www.dkmallonre.com)

