



Yorkville Marketplace

Route 34 & Route 47, Yorkville IL 60560

Coordinates:
Latitude: 41.6556
Longitude: -88.4405

Leasing Contact: Sean Stuart | sean.stuart@inlandgroup.com | 630.586.6551 | inlandgroup.com

Property managed by Inland Commercial Real Estate Services LLC



Property Highlights

- Center Size 111,591 SF
- Located at Intersection of E. Veteran's Pkwy (US Rte 34) - 13,200 AADT & N. Bridge St. (US 47) - 23,500 AADT
- Location is a critical connection point for residents in Kendall, Kane, and Will counties
- Strong demographics and great location makes this an exceptional choice



In Illinois, all activities requiring a real estate license are performed by Inland Commercial Real Estate Services, LLC, located at 2901 Butterfield Road, Oak Brook, Illinois. Inland Commercial Real Estate Services, LLC's Designated Managing Broker is Sean M. Stuart.

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Store Listing

Center Size: 111,591 Sq. Ft.

| Unit # | Sq. Ft. | Tenant |
|--------|-----------|----------------------------------|
| 1 | 4,400 SF | Panera Bread |
| 2 | 1,256 SF | AT&T Mobility |
| 3 | 1,728 SF | Fast Burrito |
| 4 | 1,200 SF | Pho Shack Noodles & Grill |
| 5 | 1,200 SF | Little Caesars |
| 6 | 1,258 SF | BWW GO |
| 7 | 1,170 SF | Bellagio Nails |
| 8 | 2,700 SF | Starbucks |
| 9 | 63,892 SF | Jewel - Osco |
| 10 | 1,275 SF | Great Clips |
| 11 | 1,400 SF | Juarez & Moreno Ice Cream Parlor |
| 12 | 1,500 SF | Signature Cleaners |
| 13 | 3,544 SF | York Towne Dental |
| 14 | 2,572 SF | StretchClub |
| 15 | 4,503 SF | Available |
| 16 | 17,993 SF | Planet Fitness |
| 17 | | <i>Chase Bank</i> |
| 18 | | <i>Centrue Bank</i> |
| 19 | | <i>Maciano's Pizza and Pasta</i> |
| 20 | | <i>Sunfield Restaurant</i> |
| 21 | | <i>Ace Hardware</i> |
| 22 | | <i>O'Reilly Auto Parts</i> |
| 23 | | <i>Sherwin Williams</i> |

Items in blue and italicized are owned by others



2024

Demographics Estimate

| | Resident Population | Households | Average HH Income |
|---------|---------------------|------------|-------------------|
| 1 Mile | 5,990 | 2,303 | \$134,027 |
| 3 Miles | 27,870 | 9,864 | \$150,288 |
| 5 Miles | 65,587 | 22,562 | \$143,624 |

NORTH
6/2024