

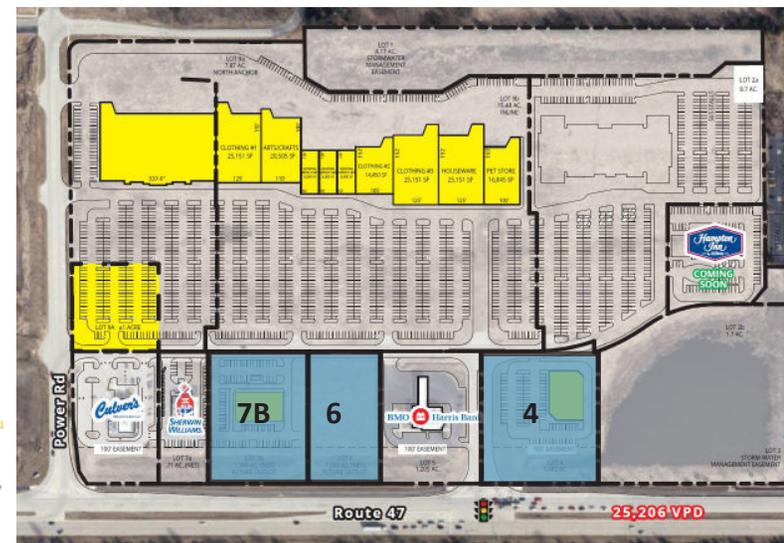


Features

- Three pad sites available along Route 47 in Huntley, IL
- Excellent opportunity for fast food, QSRs, medical, automotive, and general retail
- Available for sale, lease, ground lease, or build to suit
- Lot 4: 1.48 Acres
- Lot 6: 1.01 Acres
- Lot 7b: 1.37 Acres
- 25,206 vehicles per day along IL Route 47

Traffic

Area Retailers



Elevations

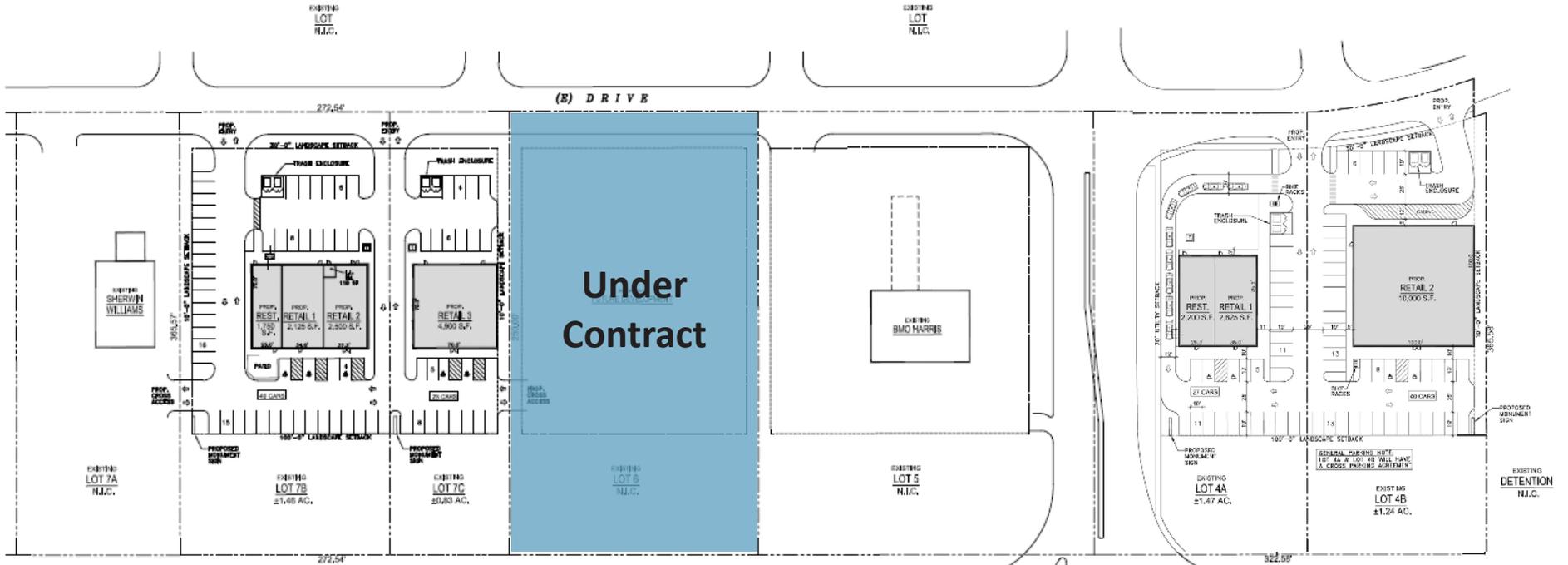
Lot 7b



Lot 7c



Site Plan



11 - 4 - 7

GENERAL SITE DATA: (ZONING B-3 PUD)

LOT 7B

TOTAL SITE AREA _____ ±1.46 ACRES
 TOTAL NEW G.L.A. _____ 6,375 S.F.
 RETAIL 1 _____ 2,125 S.F.
 RETAIL 2 _____ 2,500 S.F.
 RESTAURANT 1 (35 SEATS) _____ 1,750 S.F.
 TOTAL PARKING REQUIRED _____ 31 CARS
 RETAIL @ 4 CARS / 1,000 S.F. _____ 19 CARS
 RESTAURANT @ 1 CAR / 3 SEATS _____ 12 CARS
 TOTAL PARKING PROVIDED _____ 49 CARS
 PARKING RATIO _____ 7.69 CARS / 1,000 S.F.

LOT 7C

TOTAL SITE AREA _____ ±0.83 ACRES
 TOTAL NEW G.L.A. _____ 4,900 S.F.
 RETAIL 3 _____ 4,900 S.F.
 TOTAL PARKING REQUIRED _____ 20 CARS
 RETAIL @ 4 CARS / 1,000 S.F. _____ 20 CARS
 TOTAL PARKING PROVIDED _____ 23 CARS
 PARKING RATIO _____ 4.69 CARS / 1,000 S.F.

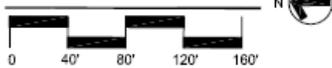
LOT 4A

TOTAL SITE AREA _____ ±1.26 ACRES
 TOTAL NEW G.L.A. _____ 2,400 S.F.
 RESTAURANT 1 (50 SEATS) _____ 2,400 S.F.
 TOTAL PARKING REQUIRED _____ 20 CARS
 RESTAURANT @ 1 CAR / 3 SEATS _____ 20 CARS
 TOTAL PARKING PROVIDED _____ 20 CARS
 PARKING RATIO _____ 8.33 CARS / 1,000 S.F.

LOT 4B

TOTAL SITE AREA _____ ±1.48 ACRES
 TOTAL NEW G.L.A. _____ 2,087 S.F.
 AUTO (3 BAYS) _____ 2,087 S.F.
 TOTAL PARKING REQUIRED _____ 6 CARS
 AUTO @ 2 / SERVICE BAY _____ 6 CARS
 TOTAL PARKING PROVIDED _____ 33 CARS
 PARKING RATIO _____ 15.81 CARS / 1,000 S.F.

SITE PLAN



Market Aerial

