



Location Finders International, Inc.
 9440 Enterprise Dr, Mokena, IL 60448
 (708) 390-1629

Eola Rd. & Indian Trail Rd.

Aurora, IL

LAND AVAILABLE

3.7 AC

MARKET SUMMARY

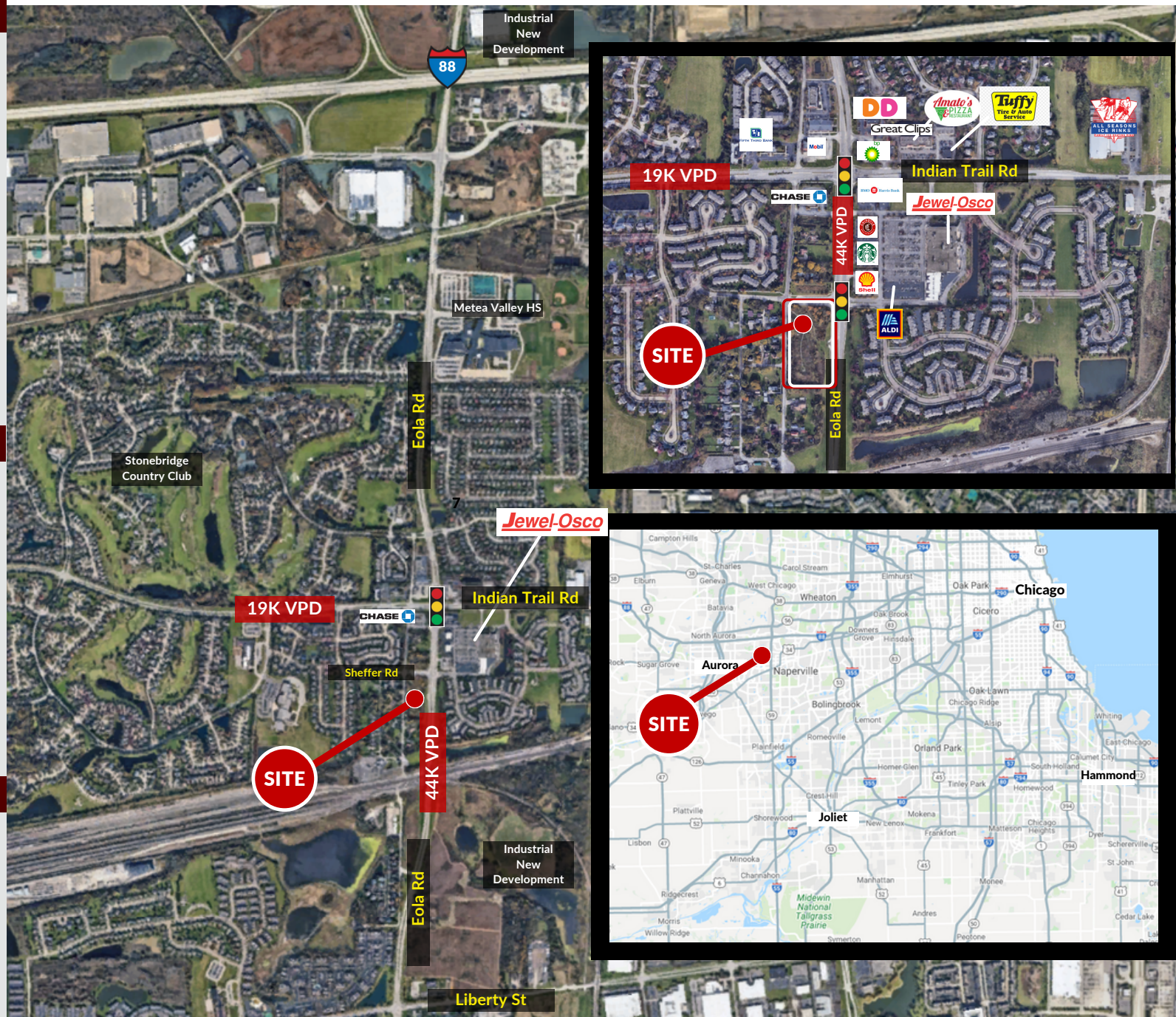
- Across from Jewel anchored center
- One mile south of I-88
- Signalized intersection
- One mile south of Metea Valley High School (3,000 students)
- Area retailers include: Marianos, Jewel, Starbucks, Anytime Fitness, Rush-Copley Medical Group, Chase, BP and more.

DEMOGRAPHICS

POPULATION	1 Mile	6,609
	3 Mile	87,626
	5 Mile	255,150
# HOUSEHOLDS	1 Mile	2,325
	3 Mile	31,583
	5 Mile	85,887
AVG HH INCOME	1 Mile	\$166,165
	3 Mile	\$111,019
	5 Mile	\$109,786

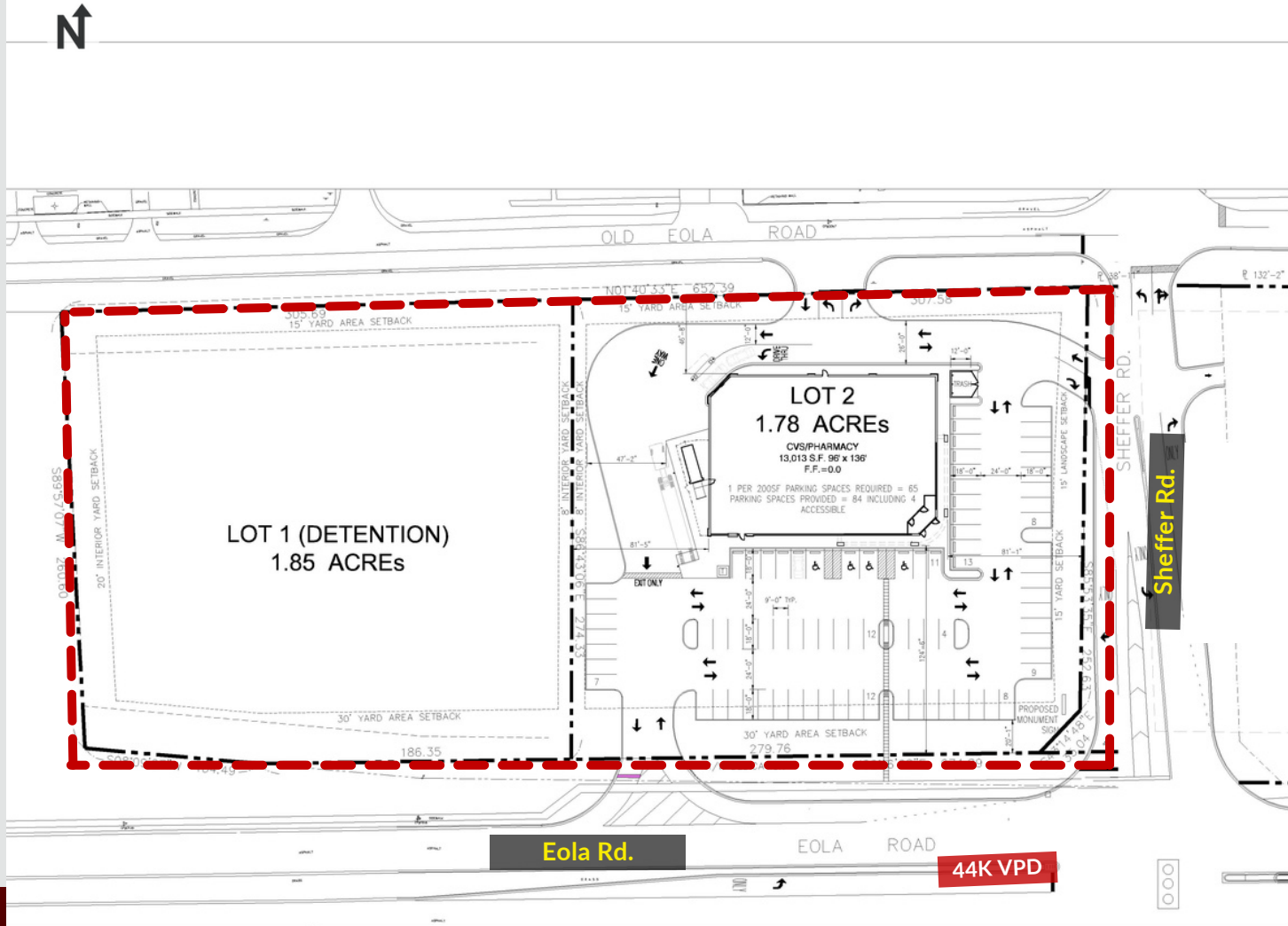
CONTACT

ALAN ERICKSON
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 (708) 390-1629



SITE SUMMARY

- Land Size: 3.98 AC
- Available: Build-to-suit or ground lease
- Zoning: R-4
- Across from Jewel anchored center
- Signalized intersection
- Full access from Eola Rd.; right-in, right-out
- 50,000 VPD at Eola & Indian Trail intersection
- Area retailers include: Marianos, Jewel, Starbucks, Anytime Fitness, Rush-Copley Medical Group, Chase, BP and more



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 1 SITE PLAN - ALDI
 1" = 30'-0"