

RETAIL AND OFFICE FOR LEASE

BUTTERFIELD CENTRE

22W535 Butterfield Road, Glen Ellyn, IL 60137



OFFERING SUMMARY

AVAILABLE SF:	942 - 2,826 RSF
LEASE RATE:	\$16/sf/MG Office \$18.00 sf/NNN Retail
BUILDING SIZE:	19,399 SF
ZONING:	B-1

PROPERTY OVERVIEW

Located on busy Butterfield Road - Close to Glenbard South High School, College of DuPage, Morton Arboretum, and Rt 53
86 Parking Spaces - New marquee installed
Ask about Drive-Thru Opportunity
New Tenant Coming Soon!

PROPERTY HIGHLIGHTS

KELLER WILLIAMS CHICAGO-O'HARE
8750 W. Bryn Mawr,
Ste. 110E
Chicago, IL 60631

PATRICE MARKS
Senior Director & Executive Vice President
0: 847.409.7983
patrice@kwcommercial.com

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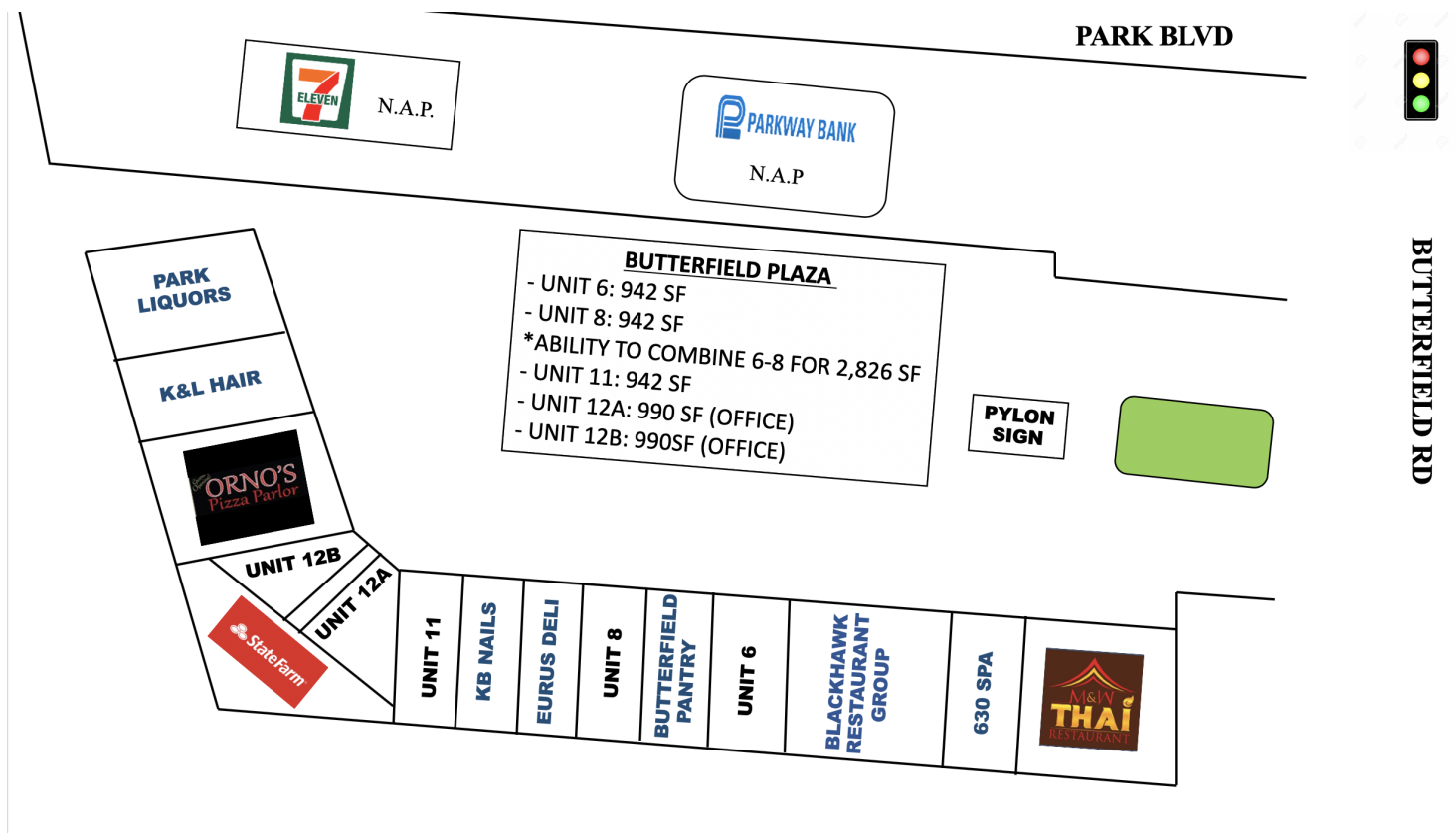
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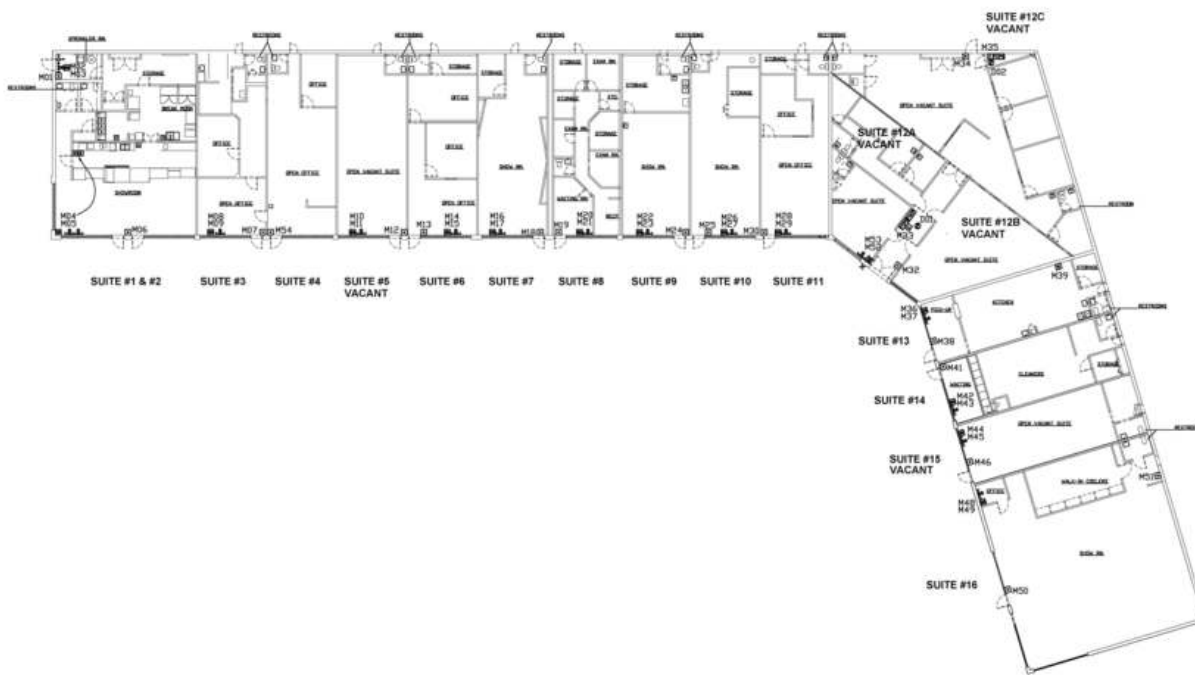
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BUTTERFIELD PLAZA 22W535 BUTTERFIELD ROAD GLEN ELLYN, IL 60137 FIRE ALARM ZONE MAP



121536 	
PROJECT INFORMATION PROJECT NO.: 121536 PROJECT NAME: BUTTERFIELD PLAZA PROJECT ADDRESS: 22W535 BUTTERFIELD ROAD, GLEN ELLYN, IL 60137 PROJECT CONTACT: PATRICE MARKS PROJECT PHONE: 0: 847.409.7983 PROJECT FAX: 0: 847.409.7983 PROJECT EMAIL: PATRICE@KWCOMMERCIAL.COM	
REVISIONS NO. 1 DATE: 8/1/11 BY: PATRICE MARKS REASON: NEW FLOOR PLAN	
CHICAGO METROPOLITAN FIRE PREVENTION CO. 320 NORTH ADDISON AVENUE ELmhurst, ILLINOIS 60120 PHONE: (630) 833-1110 FAX: (630) 833-7351 LICENSE #127-000165 E-MAIL: LIFESAFETY@CMFP.COM	
BUTTERFIELD PLAZA SUITE NAME: BUTTERFIELD PLAZA JOB NAME: BUTTERFIELD PLAZA TOWN/STATE/ZIP: GLEN ELLYN, IL 60137 SITE CONTACT:	
TITLE: FIRE ALARM ZONE MAP SHEET: FA-1 DATE: 8/1/11	121536

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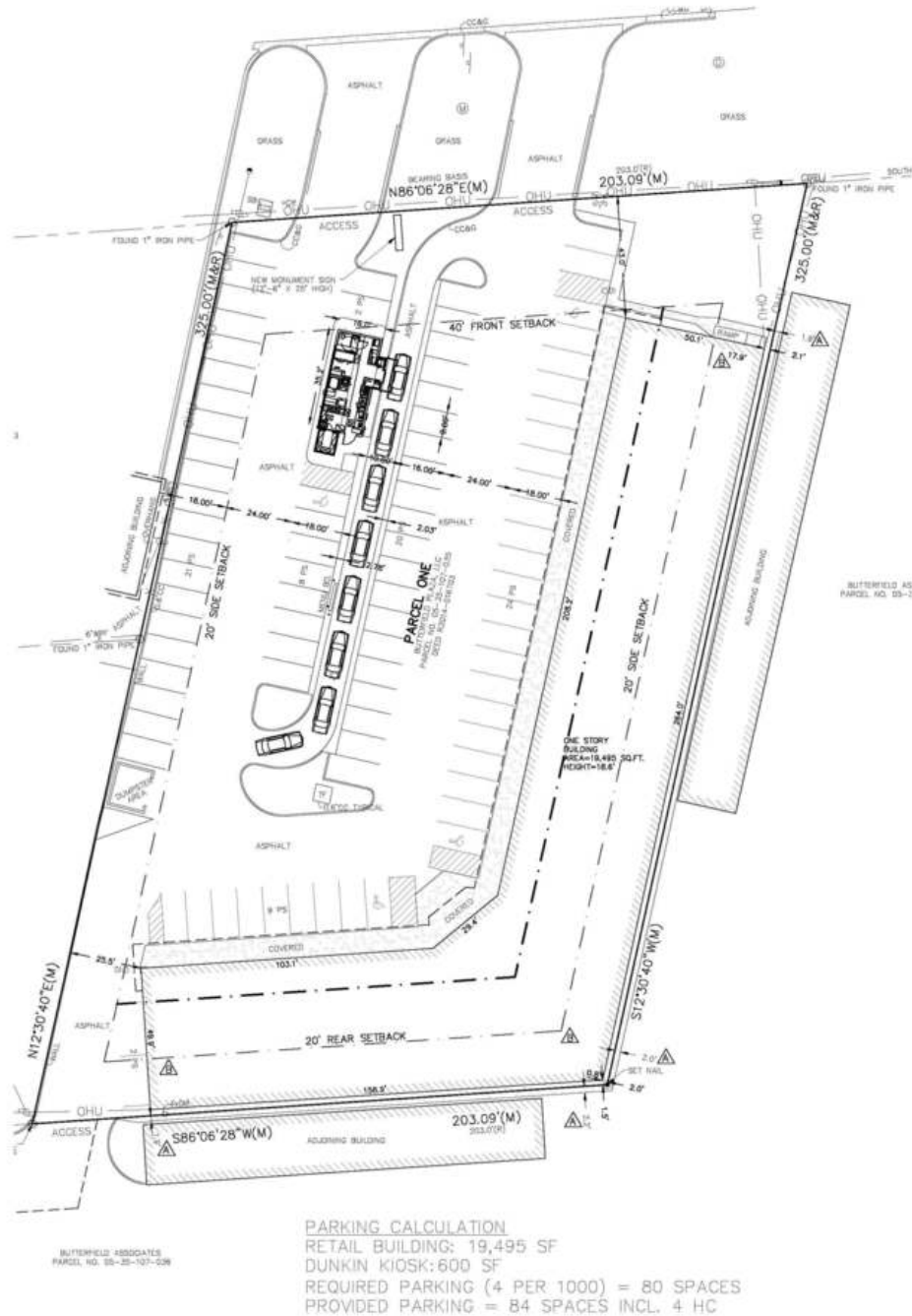
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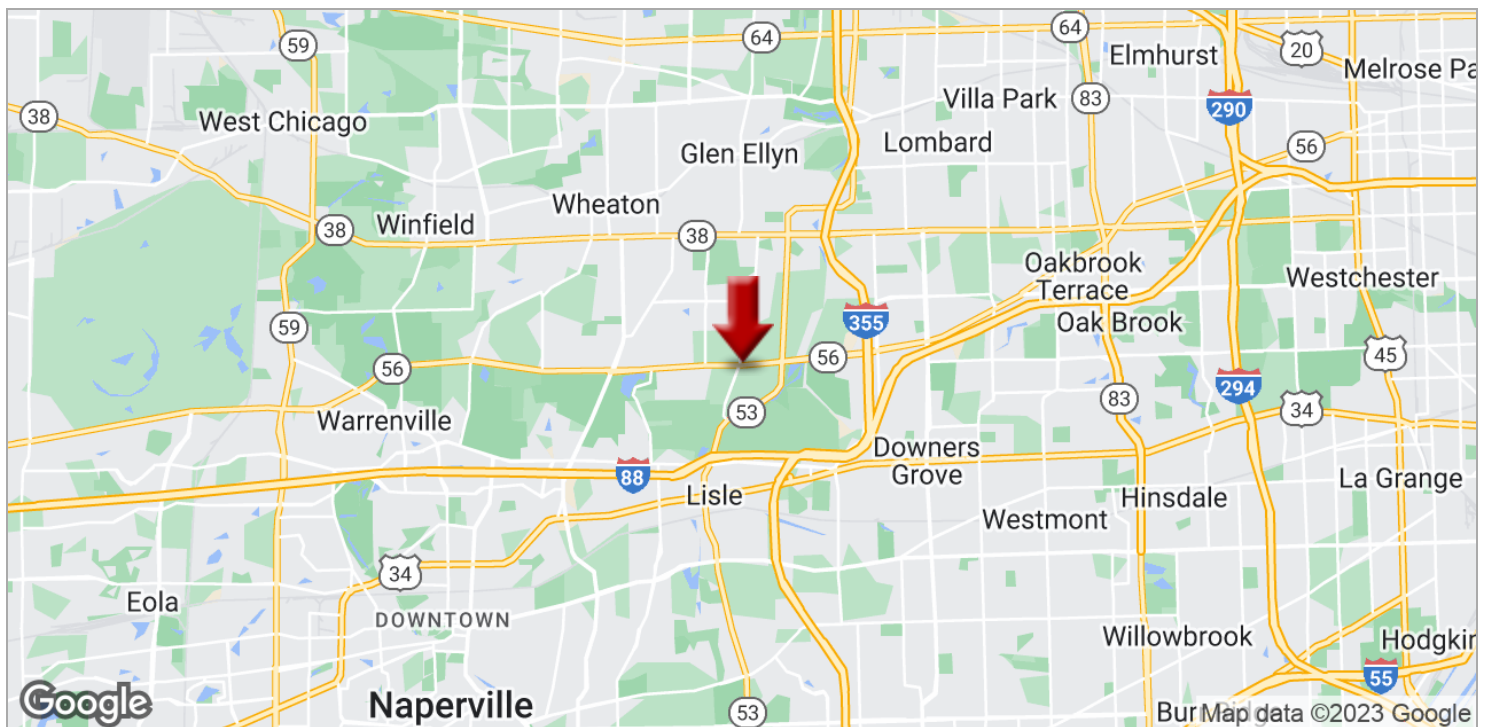
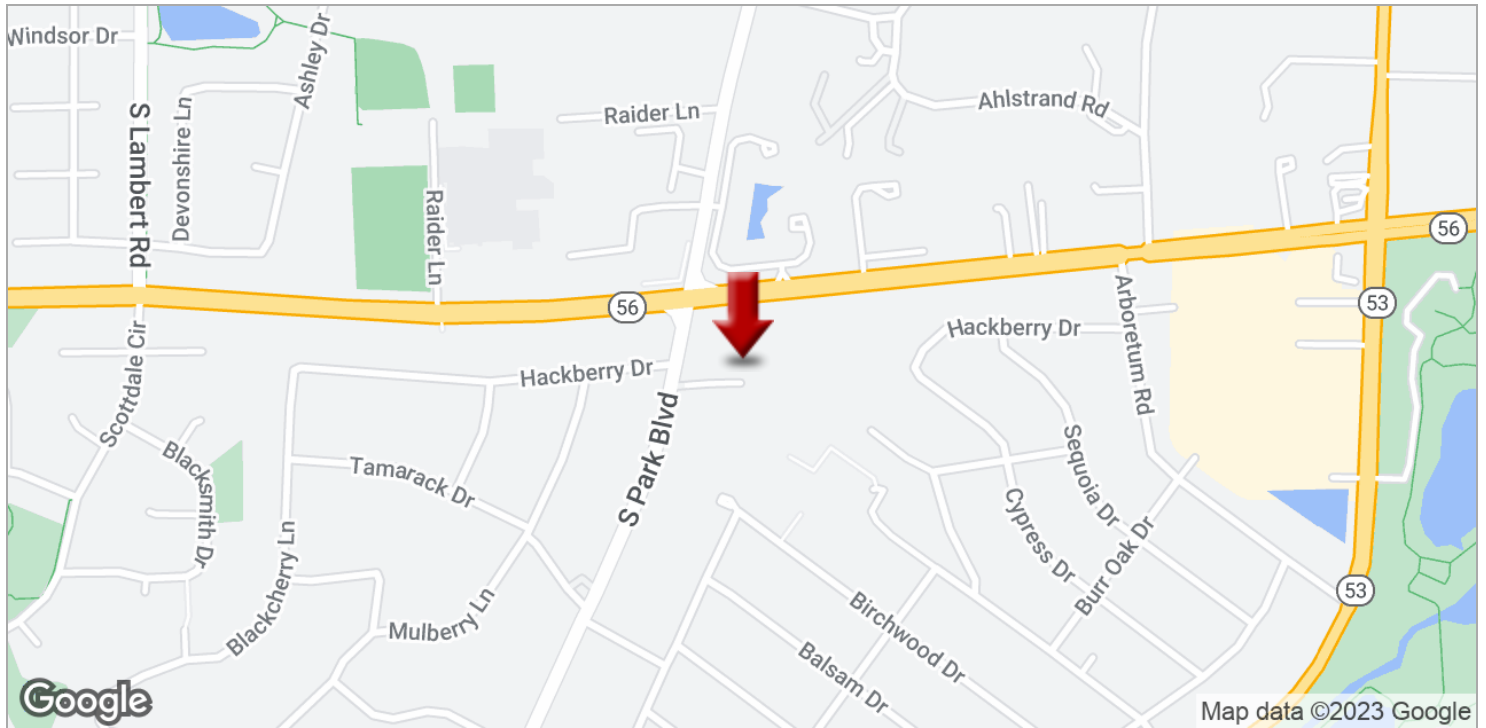
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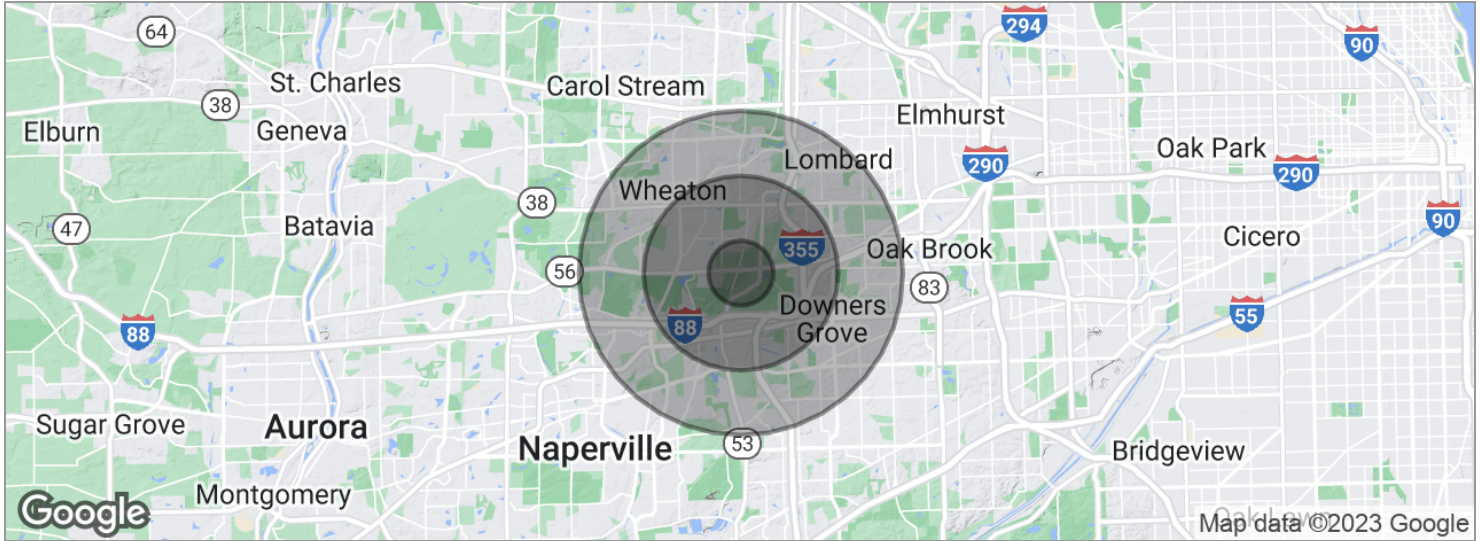
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	5,524	78,849	254,299
Median age	42.6	40.6	38.9
Median age (male)	41.2	38.4	37.3
Median age (Female)	42.7	42.0	40.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,276	32,102	99,033
# of persons per HH	2.4	2.5	2.6
Average HH income	\$103,364	\$101,896	\$107,120
Average house value	\$370,933	\$383,936	\$404,340

* Demographic data derived from 2020 ACS - US Census

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