

Wind Point Shopping Center - Batavia (Chicago MSA), IL

301 N Randall Road, Batavia, IL 60510



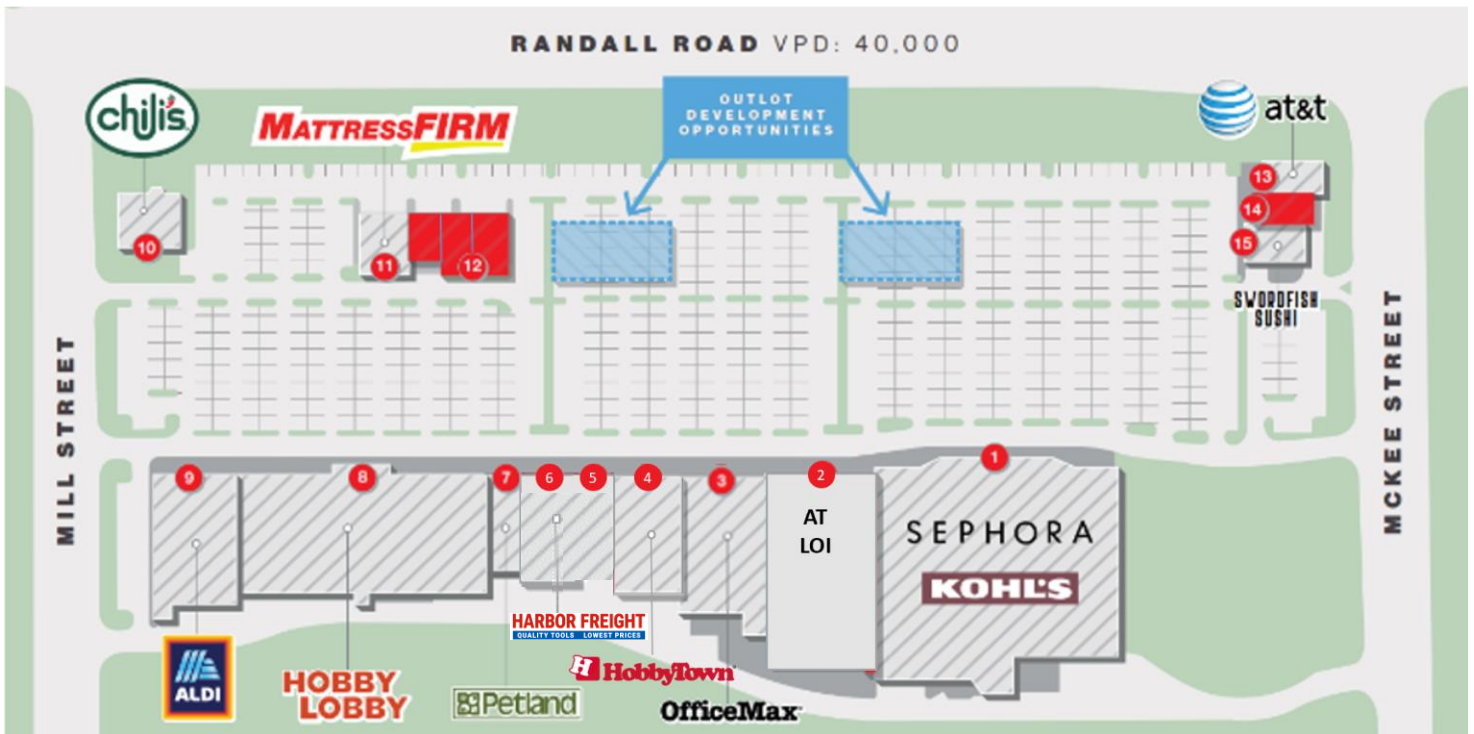
- 274,000 square feet shopping center
- **Strong foundation of anchors** with Aldi, Hobby Lobby, Kohls, OfficeMax, NEW HobbyTown
- Strategically located along Randall Road with **traffic counts of 40,000 vpd**
- **High incomes and education** with \$140,000+ average income in 3- mile radius
- **Low Tax** township & county (Kane County)
- **Significant population density** of +112,000 in 5-mile radius
- **Existing out parcel opportunities (to be demised to spec)** and future potential to develop new two new out parcels

	1 Mile	3 Miles	5 Miles
Total Population	11,199	49,713	120,127
Average HH Income	\$104,683	\$130,421	\$121,134
Daytime Population	10,372	33,753	72,846



Wind Point Shopping Center - Batavia (Chicago MSA), IL

301 N Randall Road, Batavia, IL 60510



~~Space 2: 34,625 sf Space 4: 12,350 sf Space 5: 6,100 sf Space 6: 10,000 sf~~

ANCHOR ~~Space 4-6: can be combined for +200' of frontage and expanded too!!~~

OUT PARCEL - Space 14: 3,440 sf Space 12: Up to 8,850 sf (to be demised)

For More Information: Leasing@pmat.net or 202-780-PMAT (7628)