



# HEARTLAND CROSSING

RIDGE RD. & ROUTE 6 | 2051 RIDGE RD. MINOOKA, IL 60447



**FOR RENT | RETAIL**

GROCERY-ANCHORED SHOPPING CENTER CONVENIENTLY LOCATED IN THE CENTER OF MINOOKA. THE PLAZA IS OVER 90% LEASED WITH JUST A FEW SPACES LEFT. HIGH TRAFFIC AREA, AMPLE PARKING. **OUTLOT AVAILABLE!**

- SPACE AVAILABLE** | 1,000 - 4,775 SF
- ANNUAL NET RENT\*** | \$17 - \$28 / SF
- CAM & TAX** | \$7.30 / SF
- BUILDING SIZE** | 17,981 SF
- POPULATION** | 85,000+ WITHIN 7 MILES
- AVERAGE HH INCOME** | \$95,000 WITHIN 7 MILES
- TRAFFIC** | 12,000+ VEHICLES PER DAY

*\*Available spaces only*



TENANTS  
INCLUDE



CONTACT

**DON WAGENER**  
312-337-1001 xt. 2014  
dwagener@matanky.com

**ZACH SLAGLE**  
312-337-1001 ext. 2027  
zslagle@matanky.com



