



# SHOPS AT COOPER'S GROVE

4044-4112 W. 183RD ST., COUNTRY CLUB HILLS, IL 60478



**FOR RENT** | *RETAIL*

COMMUNITY RETAIL CENTER WITH GROCERY ANCHOR SPACE AVAILABLE. SURROUNDED BY A LARGE RESIDENTIAL POPULATION WITH HIGH TRAFFIC NUMBERS.

- SPACE AVAILABLE** | 1,200 - 56,118 SF
- ANNUAL NET RENT\*** | \$3 - \$14 / SF
- CAM & TAX** | \$7.64 / SF
- DAYTIME POPULATION** | 26,000 WITHIN 2 MILES
- POPULATION** | 63,000 WITHIN 2 MILES
- AVERAGE HH INCOME** | \$84,000+ WITHIN 2 MILES
- TRAFFIC** | 35,000 VEHICLES PER DAY

\*Available space only.



NEARBY

**MOTHER GOOSE  
DAY CARE**

**SUBWAY**

**FRANK  
'n LOU'S**

CONTACT

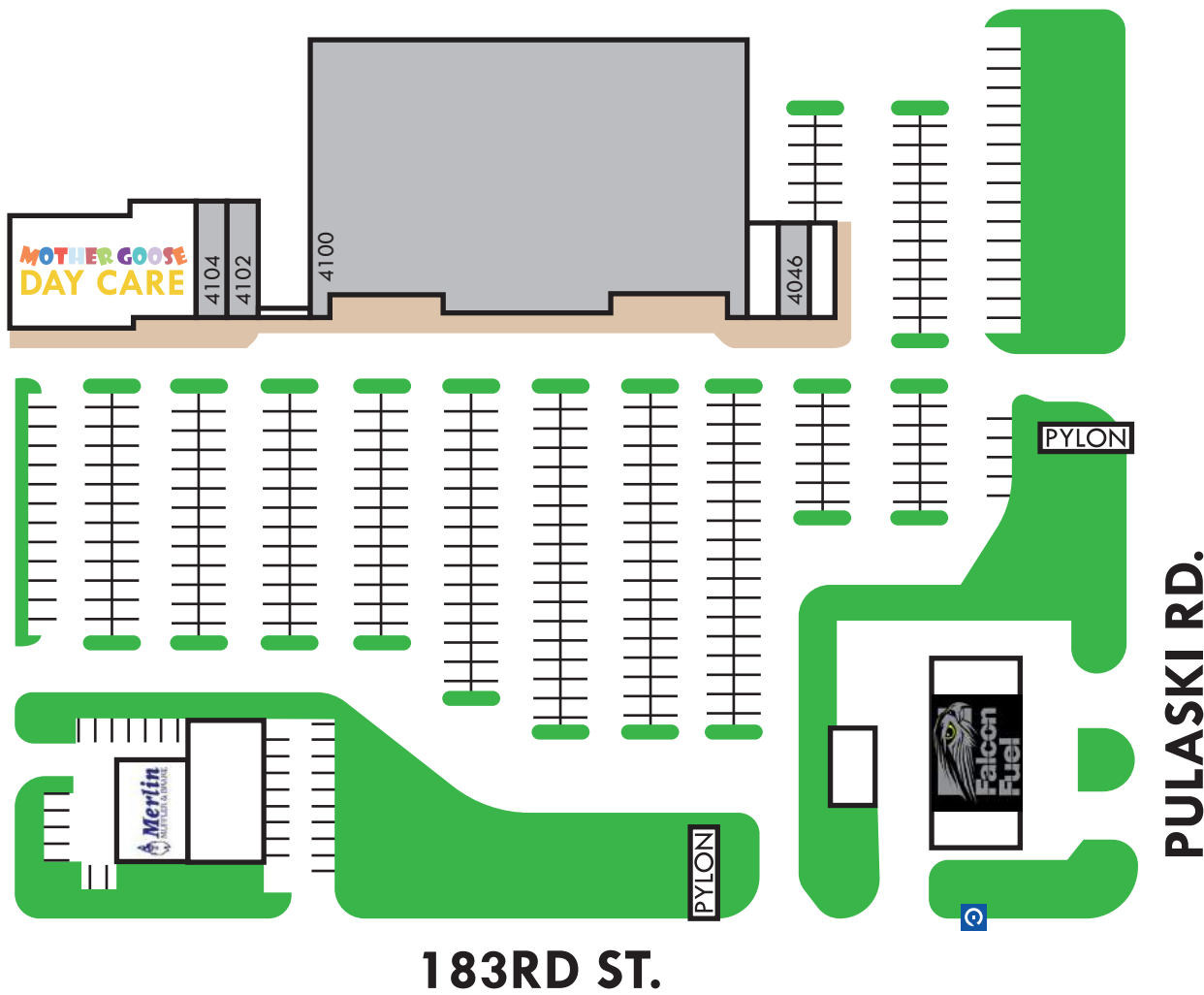
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SITE PLAN

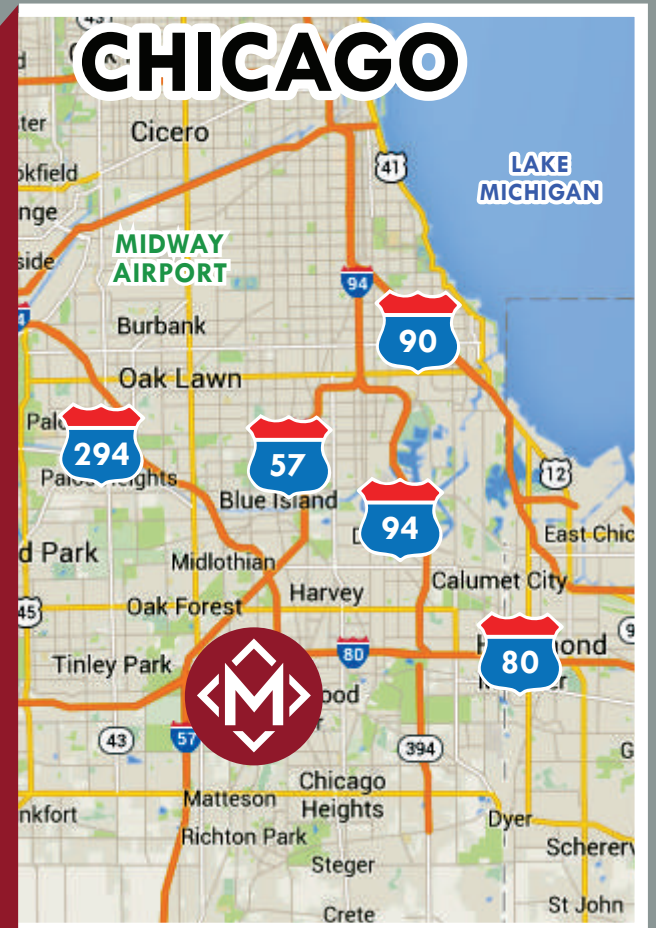



#	SF	TENANT
4112	9,600	Mother Goose Day Care
4104	1,600	AVAILABLE
4102	1,600	AVAILABLE
4100	56,118	AVAILABLE
4048	1,200	Subway
4046	1,200	AVAILABLE
4044	1,200	Frank 'n Lou's

AERIAL



MAP



 **312-337-1001**

 **TERRI COX | JAMES MATANKY**

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 **MATANKY** REALTY GROUP