

FOR LEASE

# ALPINE VILLAGE CENTER

2500  
SOUTH ALPINE ROAD  
Rockford, IL 61108

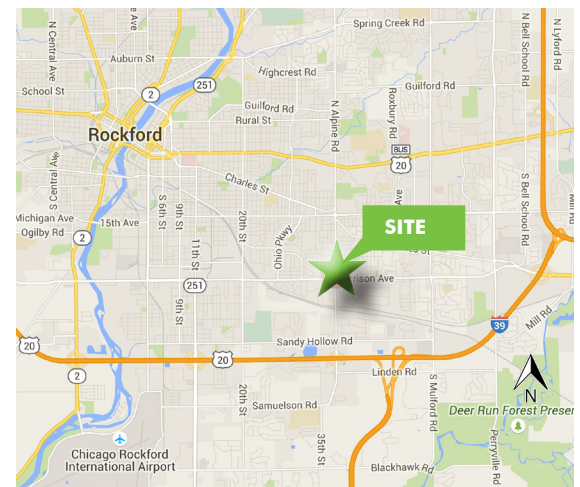


## PROPERTY FEATURES

- + Attractive and active shopping center in the heart of Rockford's southeast side
- + 1,300 to 25,000 SF available
- + High traffic counts on both S. Alpine Road & Harrison Avenue
- + Co-tenants include CVS, Save-A-Lot, Planet Fitness, Starbuck's, and ATI Physical Therapy
- + Pylon signage available
- + Located in Rockford, Illinois - fifth largest MSA



## LOCATION MAP



## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	10,749	73,109	143,131
# of Households	4,336	29,408	58,173
Average HH Income	\$53,474	\$58,498	\$63,901



## TRAFFIC COUNTS

S Alpine Road	28,100 VPD
Harrison Avenue	27,300 VPD

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## SITE PLAN



## AVAILABLE SPACE

2448A	-Retail	1,410 SF
2426A	-Office	1,300 SF
2426B	-Office	1,627 SF
2452	- Retail	2,100 SF
2520	- Retail/Storage	10,000 -25,329 SF



## CONTACT US

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## PROPERTY AERIAL



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