

RETAIL OPPORTUNITIES FOR RENT DWIGHT, ILLINOIS



16 E. Burbeck Dr., Dwight, IL

MLS# N/A
Lot Size N/A
Type Retail/Stores
Contact Call (815) 584-2600 for leasing information

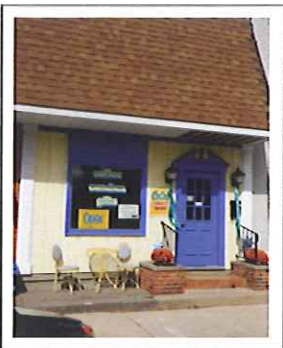
- 1,800 square feet of retail space
- Located next to two motels and a Love's Travel Stop, right off of the I-55/ Illinois 47 interchange
- Neighbors at the interchange include McDonald's, Subway, a Chinese restaurant, a pizza restaurant, and a BP gas station
- Plenty of parking in parking lot



20 Burbeck Drive, Dwight, IL (Business Only)

MLS# 08116833
Lot Size N/A
Type Business

- Sale includes Pizza business - does not include real estate, which would be rented.
- Turnkey business. Sale includes the pizza business, equipment, inventory, license/permit, trade fixtures, and recipes for all menu items.
- Current owner will train.
- Food sold includes old fashion thin-crust pizza and deep dish pizza (dough and sauce prepared from scratch), sandwiches, salads, and appetizers.
- Located next to two motels.



108 W. Main Street, Dwight, IL

MLS# N/A
Lot Size N/A
Type Retail/Stores
Contact Eric Stewart, First National Bank of Dwight
 (815) 584-1212

- Recently used for a candy store.
- Sits among historic landmarks, including a Frank Lloyd Wright-designed bank next door.
- In downtown area near village hall and the Fox Center (one of Dwight's largest employers)



119 W. Main Street
 Dwight, IL 60420
 (815) 584-1830

www.DwightAlliance.org

WHY DWIGHT IS RIGHT

Location



Union Pacific / Norfolk Southern
INTERSECTION

Location

**IDEAL FOR E-COMMERCE
 WAREHOUSING AND LOGISTICS**



Location

TRAFFIC COUNT
 > 23,100 Vehicles Per Day



ANNUALLY
 Several Thousand
Unique
 Domestic Tourists
 Several Thousand
Unique
 Foreign Tourists

Neighbors



IN GOOD COMPANY

Aldi Distribution Center
 R.R. Donnelley Publishing
 Love's Travel Stop
 McDonalds, Subway
 Dairy Queen

Updated 9/4/2015

COMMERCIAL LAND OPPORTUNITIES DWIGHT, ILLINOIS

Watters Drive Commercial Business Park

Watters Drive has become a primary retail center in Dwight, featuring retailers such as Shopko, Doc's Drugs, Family Dollar, Berta Hardware, and Champion Fitness.

- Located 1/4 mile off of Interstate 55 on Illinois Route 17
- Water, sewer, gas, and electric to site

Lots 1-5: Contact Steve Barr, Advantage Realty, Inc., (815) 942-5252

Lots 107 & 109: Contact Anthony Falin, IIG, (815) 735-4665



Lot 1
MLS# 08764106
Lot Size 2.1 Acres

Lot 2
MLS# 08764118
Lot Size 2.3 Acres

Lot 3
MLS# 08764167
Lot Size 2.8 Acres

Lot 4
MLS# 08764175
Lot Size 3.5 Acres

Lot 5
MLS# 08764180
Lot Size 3.0 Acres

Lot 107
Web www.iigproperties.com
Lot Size 2.3 Acres

Lot 109
Web www.iigproperties.com
Lot Size 2.3 Acres

All properties are zoned for commercial business.

Lots start at \$175,000

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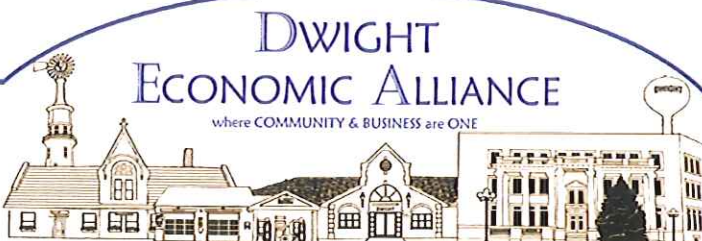
Neighbors

RR DONNELLEY



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