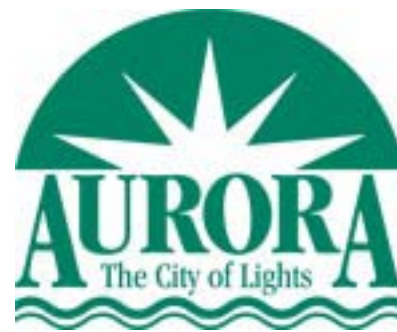


# City of Aurora, Illinois/Economic Development

Phone (630) 256-3160- [www.investinaurora.org](http://www.investinaurora.org)



## 2 Broadway (Route 25)

Available Sq. Ft.: 22,314

### Address:

2 Broadway  
Aurora , IL 60505 (Kane County)

### Property and Area Description:

Located in Aurora Downtown District at the NWC of Galena Blvd. and Broadway.



### Building Details:

Total Sq. Ft.: 22,314	Building Type: Other
Number of Stories: 5	Year Built:
Ceiling Peak (ft.): 0.0	Ceiling Eaves (ft.): 0.0
Expandable: Unknown	Can Subdivide: Unknown
Construction Type: Unknown	Zoning: Business District
Site Size (Acres): 0	Within City Limits: Yes
Former use:	

### Contact:

Coldwell Banker Primus Realty  
Phone: 630-896-3100

### Transportation:

Nearest Interstate: Interstate 88	Distance (miles): 3
Nearest 4-Lane Highway: Route 25	Distance (miles): 0
Nearest Commercial Airport: O'Hare International	Distance (miles): 30
Rail Served:No	

### Offering:

Sale Price: \$595,000  
Lease Rate Per (Sq. Per Year):

### Utilities:

Electric Distribution: ComEd  
Natural Gas Distribution: Nicor  
Water: City of Aurora  
Sewer: Fox Metro Sanitary District  
Local Telecommunications Service: SBC