

Office Building for Sale



275
DUNDEE
ROAD

Buffalo Grove, IL
3,000 SF Building
\$450,000

Highlights

- Free standing 3,000 SF B3 commercial property.
- 21 parking spaces.
- Complete renovation 2013.
- Move in ready.



BRIAN
PROPERTIES
INC.

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ASSET MANAGEMENT | LEASING | PROPERTY MANAGEMENT | RECEIVERSHIP | INVESTMENT SALES | DEVELOPMENT

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SITE PHOTOS





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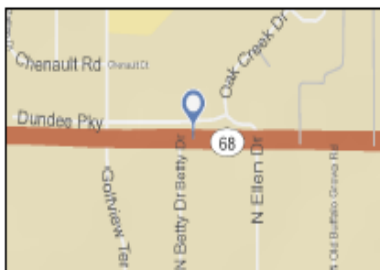
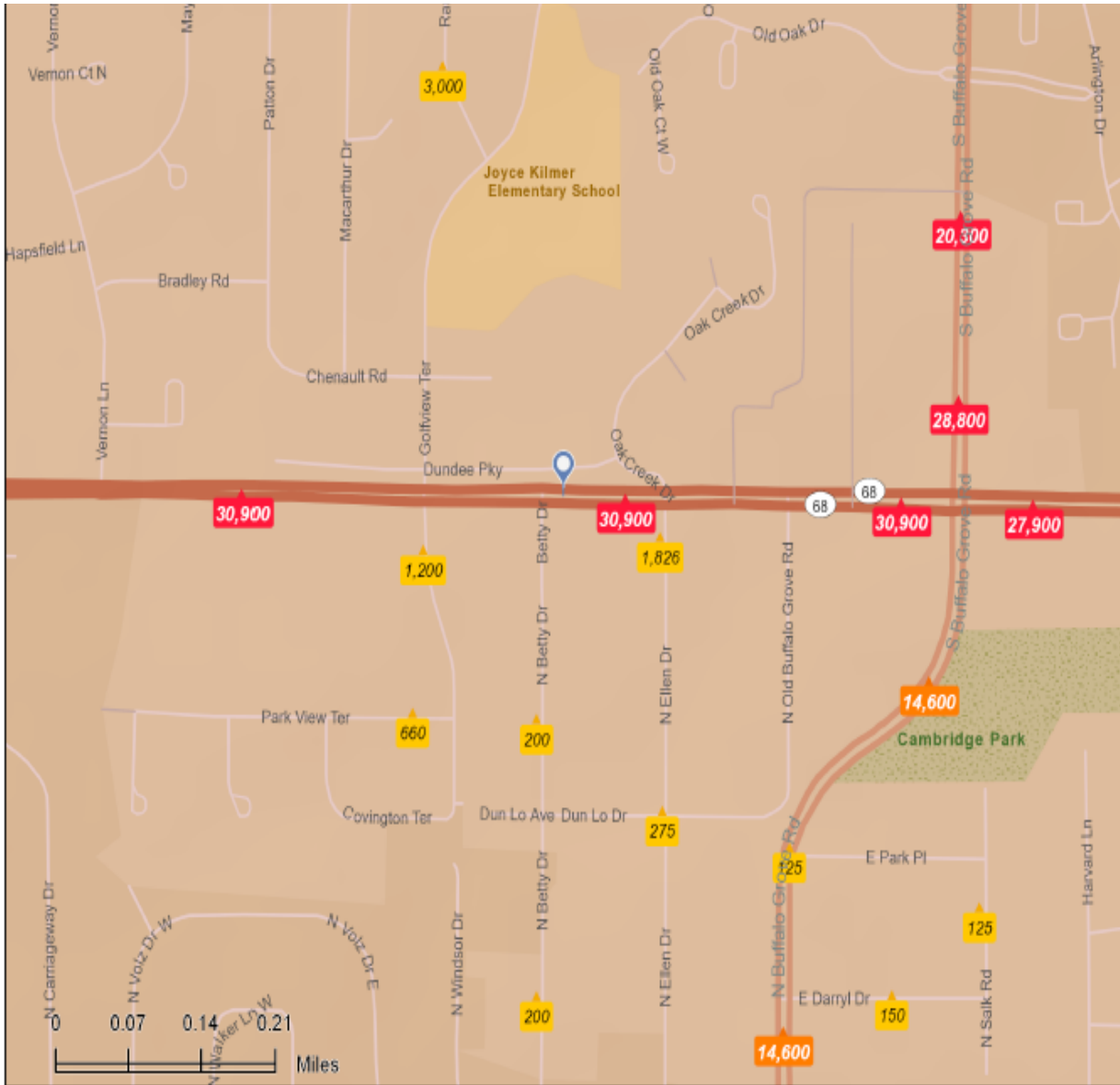


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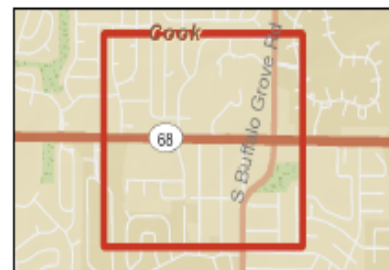




TRAFFIC COUNTS



- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
 - ▲ 6,001 - 15,000
 - ▲ 15,001 - 30,000
 - ▲ 30,001 - 50,000
 - ▲ 50,001 - 100,000
 - ▲ More than 100,000 per day





DEMOGRAPHICS AND INCOME PROFILE

Drive Time: 5 minutes

Summary	Census 2010		2012		2017	
Population	42,861		42,988		43,046	
Households	17,244		17,218		17,446	
Families	11,702		11,623		11,701	
Average Household Size	2.47		2.48		2.45	
Owner Occupied Housing Units	13,761		13,565		13,811	
Renter Occupied Housing Units	3,483		3,653		3,636	
Median Age	40.9		41.3		41.9	
Trends: 2012 - 2017 Annual Rate	Area		State		National	
Population	0.03%		0.24%		0.68%	
Households	0.26%		0.39%		0.74%	
Families	0.13%		0.27%		0.72%	
Owner HHs	0.36%		0.57%		0.91%	
Median Household Income	2.34%		3.05%		2.55%	
Households by Income	2012				2017	
	Number		Percent		Number	Percent
<\$15,000	699		4.1%		630	3.6%
\$15,000 - \$24,999	1,134		6.6%		803	4.6%
\$25,000 - \$34,999	1,343		7.8%		944	5.4%
\$35,000 - \$49,999	2,090		12.1%		1,710	9.8%
\$50,000 - \$74,999	3,456		20.1%		3,138	18.0%
\$75,000 - \$99,999	2,876		16.7%		3,746	21.5%
\$100,000 - \$149,999	3,486		20.2%		3,915	22.4%
\$150,000 - \$199,999	1,050		6.1%		1,380	7.9%
\$200,000+	1,084		6.3%		1,180	6.8%
Median Household Income	\$73,832		\$82,877			
Average Household Income	\$90,768		\$103,575			
Per Capita Income	\$36,059		\$41,608			
Population by Age	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	2,405	5.6%	2,406	5.6%	2,407	5.6%
5 - 9	2,432	5.7%	2,411	5.6%	2,386	5.5%
10 - 14	2,553	6.0%	2,504	5.8%	2,498	5.8%
15 - 19	2,693	6.3%	2,558	6.0%	2,419	5.6%
20 - 24	2,208	5.2%	2,246	5.2%	2,049	4.8%
25 - 34	5,784	13.5%	5,901	13.7%	5,942	13.8%
35 - 44	5,759	13.4%	5,600	13.0%	5,438	12.6%
45 - 54	6,753	15.8%	6,548	15.2%	6,014	14.0%
55 - 64	5,880	13.7%	6,138	14.3%	6,379	14.8%
65 - 74	3,324	7.8%	3,546	8.2%	4,230	9.8%
75 - 84	2,141	5.0%	2,142	5.0%	2,238	5.2%
85+	929	2.2%	987	2.3%	1,047	2.4%
Race and Ethnicity	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
White Alone	33,341	77.8%	33,152	77.1%	32,506	75.5%
Black Alone	621	1.4%	584	1.4%	506	1.2%
American Indian Alone	192	0.4%	194	0.5%	210	0.5%
Asian Alone	4,604	10.7%	4,787	11.1%	5,206	12.1%
Pacific Islander Alone	21	0.0%	24	0.1%	32	0.1%
Some Other Race Alone	3,256	7.6%	3,379	7.9%	3,644	8.5%
Two or More Races	828	1.9%	869	2.0%	943	2.2%
Hispanic Origin (Any Race)	7,162	16.7%	7,441	17.3%	8,143	18.9%

Data Note: Income is expressed in current dollars.

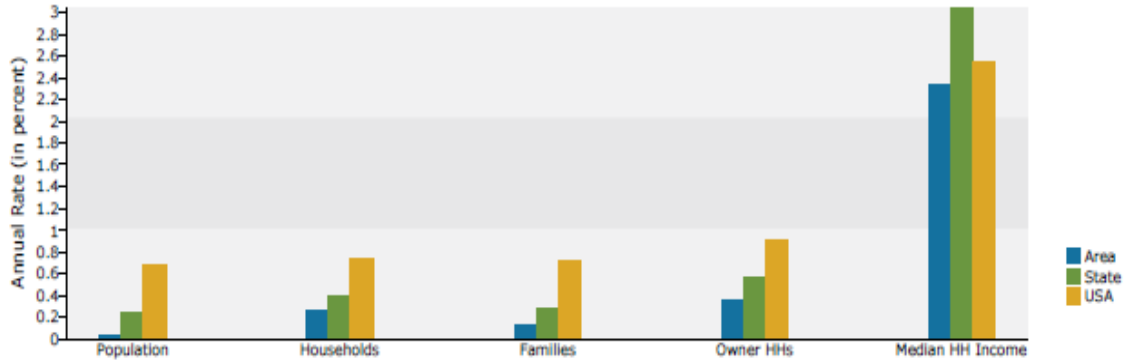
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.



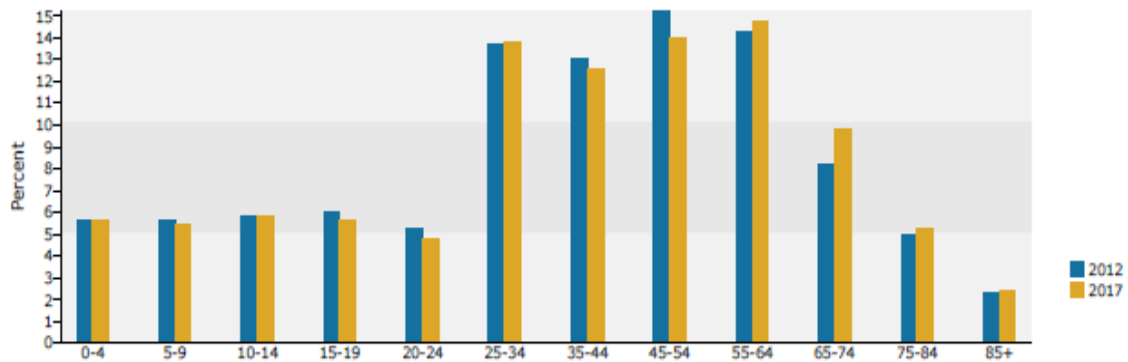
DEMOGRAPHICS AND INCOME PROFILE

Drive Time: 5 minutes

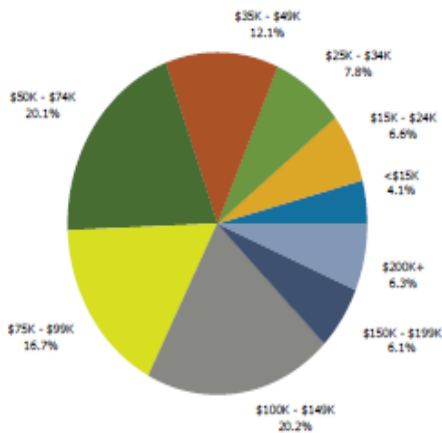
Trends 2012-2017



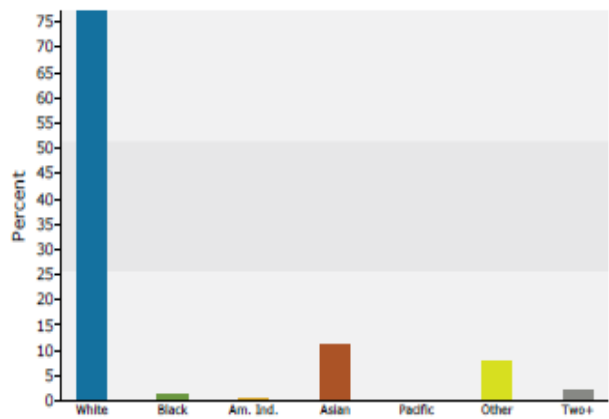
Population by Age



2012 Household Income



2012 Population by Race



2012 Percent Hispanic Origin: 17.3%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.



DEMOGRAPHICS AND INCOME PROFILE

Drive Time: 10 minutes

Summary	Census 2010		2012		2017	
Population	167,277		167,972		168,799	
Households	64,389		64,360		65,358	
Families	44,601		44,424		44,905	
Average Household Size	2.58		2.59		2.56	
Owner Occupied Housing Units	48,500		47,908		49,061	
Renter Occupied Housing Units	15,889		16,451		16,297	
Median Age	39.5		39.8		40.2	
Trends: 2012 - 2017 Annual Rate	Area		State		National	
Population	0.10%		0.24%		0.68%	
Households	0.31%		0.39%		0.74%	
Families	0.22%		0.27%		0.72%	
Owner HHs	0.48%		0.57%		0.91%	
Median Household Income	2.24%		3.05%		2.55%	
Households by Income	2012				2017	
		Number	Percent	Number	Percent	
<\$15,000		3,246	5.0%	3,027	4.6%	
\$15,000 - \$24,999		4,369	6.8%	3,135	4.8%	
\$25,000 - \$34,999		4,542	7.1%	3,289	5.0%	
\$35,000 - \$49,999		7,025	10.9%	5,829	8.9%	
\$50,000 - \$74,999		12,288	19.1%	11,093	17.0%	
\$75,000 - \$99,999		9,860	15.3%	12,736	19.5%	
\$100,000 - \$149,999		12,950	20.1%	14,459	22.1%	
\$150,000 - \$199,999		5,127	8.0%	6,410	9.8%	
\$200,000+		4,953	7.7%	5,380	8.2%	
Median Household Income		\$76,333		\$85,269		
Average Household Income		\$95,541		\$109,105		
Per Capita Income		\$36,937		\$42,604		
Population by Age	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	10,131	6.1%	10,106	6.0%	10,121	6.0%
5 - 9	10,465	6.3%	10,412	6.2%	10,398	6.2%
10 - 14	10,854	6.5%	10,710	6.4%	10,830	6.4%
15 - 19	10,512	6.3%	10,042	6.0%	9,612	5.7%
20 - 24	8,941	5.3%	9,126	5.4%	8,399	5.0%
25 - 34	22,633	13.5%	23,052	13.7%	23,253	13.8%
35 - 44	22,981	13.7%	22,413	13.3%	21,926	13.0%
45 - 54	26,843	16.0%	26,148	15.6%	24,236	14.4%
55 - 64	21,887	13.1%	22,914	13.6%	23,981	14.2%
65 - 74	11,727	7.0%	12,566	7.5%	15,085	8.9%
75 - 84	7,224	4.3%	7,237	4.3%	7,557	4.5%
85+	3,079	1.8%	3,246	1.9%	3,402	2.0%
Race and Ethnicity	Census 2010		2012		2017	
	Number	Percent	Number	Percent	Number	Percent
White Alone	129,674	77.5%	129,391	77.0%	127,661	75.6%
Black Alone	3,483	2.1%	3,276	2.0%	2,874	1.7%
American Indian Alone	576	0.3%	582	0.3%	625	0.4%
Asian Alone	17,799	10.6%	18,381	10.9%	20,024	11.9%
Pacific Islander Alone	45	0.0%	48	0.0%	60	0.0%
Some Other Race Alone	12,306	7.4%	12,732	7.6%	13,657	8.1%
Two or More Races	3,395	2.0%	3,563	2.1%	3,899	2.3%
Hispanic Origin (Any Race)	28,824	17.2%	29,883	17.8%	32,548	19.3%

Data Note: Income is expressed in current dollars.

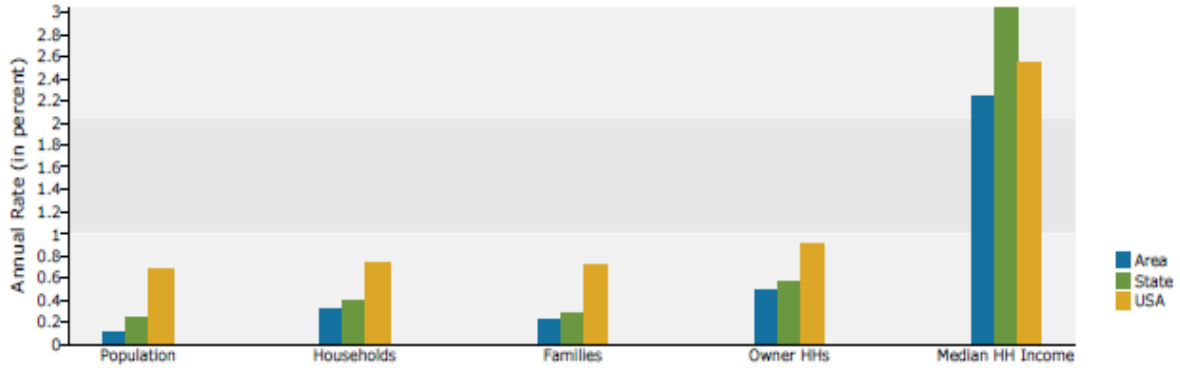
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.



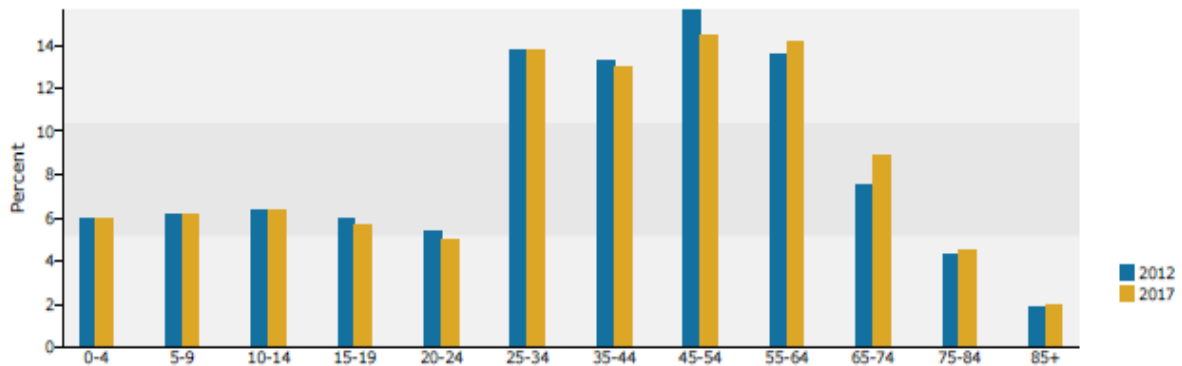
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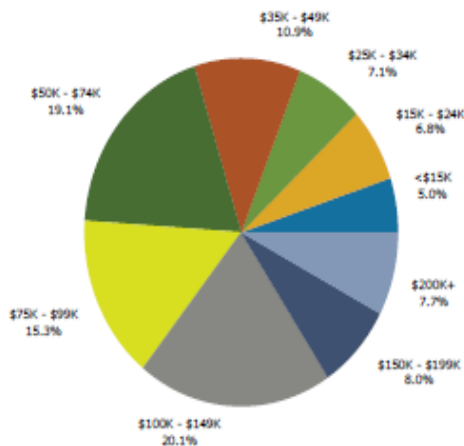
Trends 2012-2017



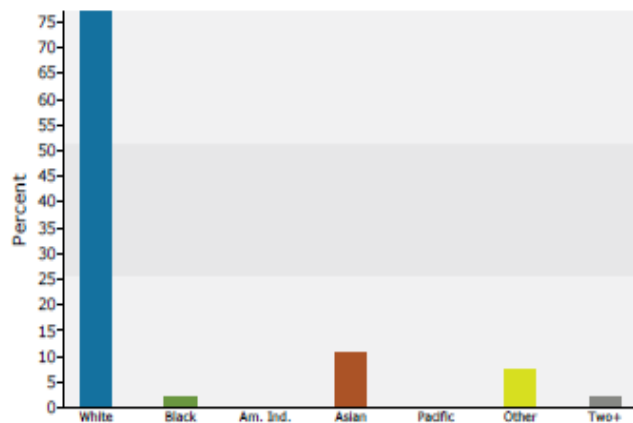
Population by Age



2012 Household Income



2012 Population by Race



2012 Percent Hispanic Origin: 17.8%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2012 and 2017.



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