



For Lease

## Retail / Medical / Office

1393-1457 W Schaumburg Rd., Schaumburg, IL 60194

### Schaumburg Plaza

Retail leasing opportunity at Schaumburg Plaza. Center has spaces ranging from 630 to 15,000 square feet. New tenants under construction: OutCold Burgers, BroasTea, The Secret Kitchen, WellGroomed Bridal Boutique.

Benefit from strong demographics, including an average household income over \$100,000, a median age of 39.7, and a population of 240,000 within 5 miles. Join successful tenants like Prima Deli, Cardinal Liquors, Little Sicily Pizzeria, Schaumburg Music Academy, Art Fuzd, Mad Men Barbershop, Jawhra Salon, Manny's Burrito Express, Subway, State Farm Insurance, Sprinkles Ice Cream Shoppe, and Laundry World.

#### Contact us:

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# Property Summary



## Property Description

Retail leasing opportunity at Schaumburg Plaza. Center has spaces ranging from 630 to 15,000 square feet, and high visibility along Schaumburg Rd. This prime location is ideal for businesses. Join successful tenants like Prima Deli, Cardinal Liquors, Little Sicily Pizzeria, Schaumburg Music Academy, Art Fuzd, Mad Men Barbershop, Jawhra Salon, Manny's Burrito Express, Subway, State Farm Insurance, Sprinkles Ice Cream Shoppe, and Laundry World. Don't miss your chance to be part of this thriving community. Contact us now to secure your spot at Schaumburg Plaza.

## Offering Summary

<b>NNN Lease Rate</b>	\$12.50 - \$18.50 SF/yr (NNN)
<b>Available SF:</b>	1,500 - 5,683 SF
<b>Building Size:</b>	66,993 SF
<b>Taxes:</b>	\$5.50 SF/yr
<b>Expenses:</b>	\$3.25 SF/yr
<b>Zoning:</b>	B-2

## Property Highlights

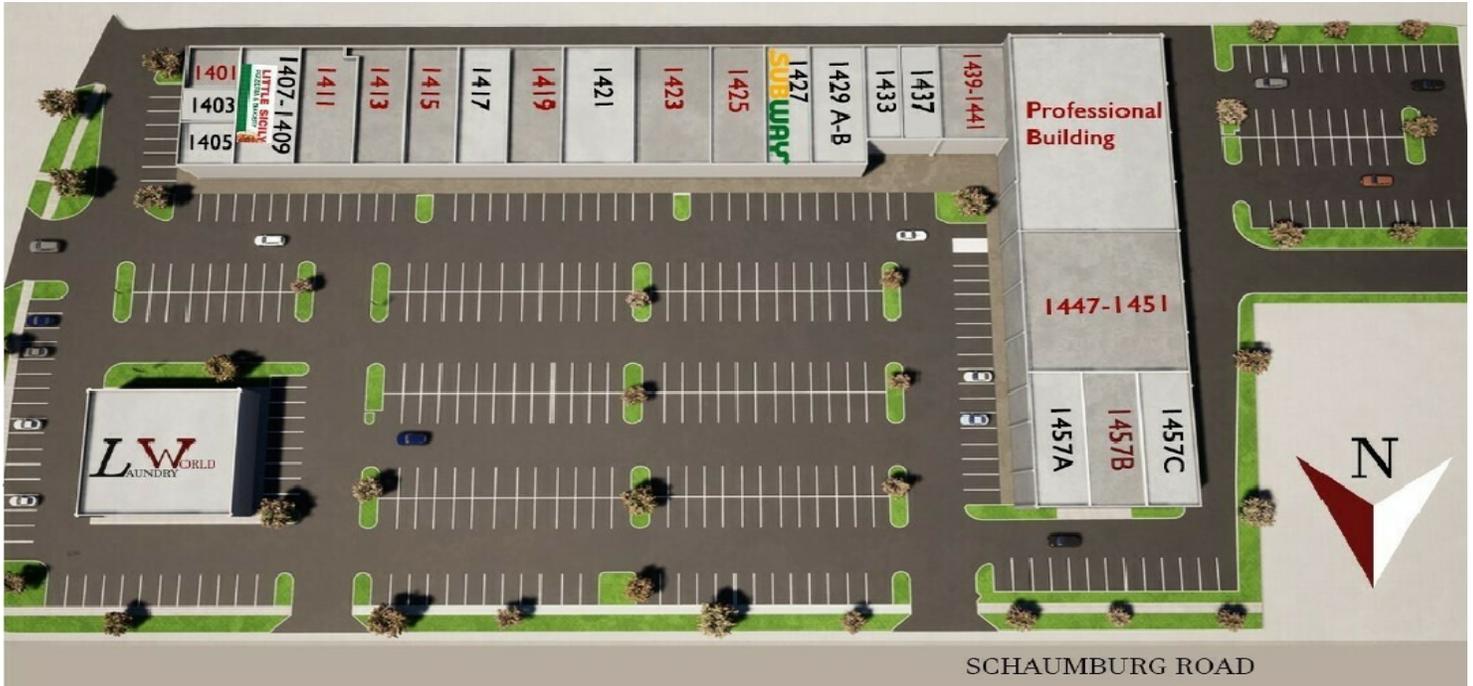
- Prime location with strong demographics
- 327 parking spaces (4.86 spaces per 1,000 sq ft)
- Traffic counts over 35K along Schaumburg Rd.
- Significant frontage on Schaumburg Rd.
- Half a mile from Schaumburg High School
- Average Household Income over \$100K
- 240,000 population within 5 miles
- Pylon Sign

Spaces	NNN Lease Rate	Size
<b>1413 W. Schaumburg Rd.</b>	\$15.00 SF/yr	1,500 SF
<b>1415 W. Schaumburg Rd.</b>	\$15.00 SF/yr	1,500 SF
<b>1425 W. Schaumburg Rd.</b>	\$16.00 SF/yr	1,500 SF
<b>1439-41 W. Schaumburg Rd.</b>	\$14.00 SF/yr	1,800 SF
<b>1447-51 W. Schaumburg Rd.</b>	\$13.50 SF/yr	5,683 SF

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# Site Plan



SUITE	TENANT	SQ-FT
1393-99	LAUNDRY WORLD	4,958
1401	OUTCOLD BURGERS	750
1403	STATE FARM INSURANCE	630
1405	SPRINKLER ICE CREAM SHOP	900
1407-1409	LITTLE SICILY PIZZERIA	3,000
1411	SECRET KITCHEN	2,750
1413	AVAILABLE	1,500
1415	AVAILABLE	1,500
1417	JAWHRA A.W.BEAUTY SALON	1,500
1419	AVAILABLE	1,500
1421	CARDINAL LIQUORS	3,300
1423-1423B	MARTIAL ARTS	3,000
1425	AVAILABLE	1,500
1427	SUBWAY	1,200
1429 A&B	SCHAUMBURG MUSIC	2,200
1433	M.MEDRANO & M.LUNA	1,200
1437	CLARK FOODS	1,200
1439-1441	AVAILABLE	1,800
1447-1451	AVAILABLE	5,683
1457A	FIT SPACE CLUB	1,744
1457B	WELLGROOMED	1,686
1457C	MAD MEN BARBERSHOP	1,675

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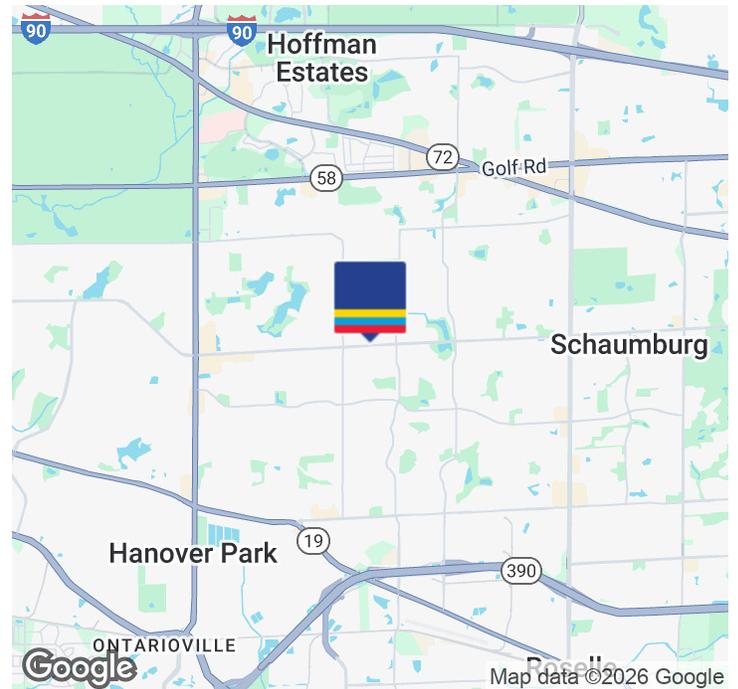
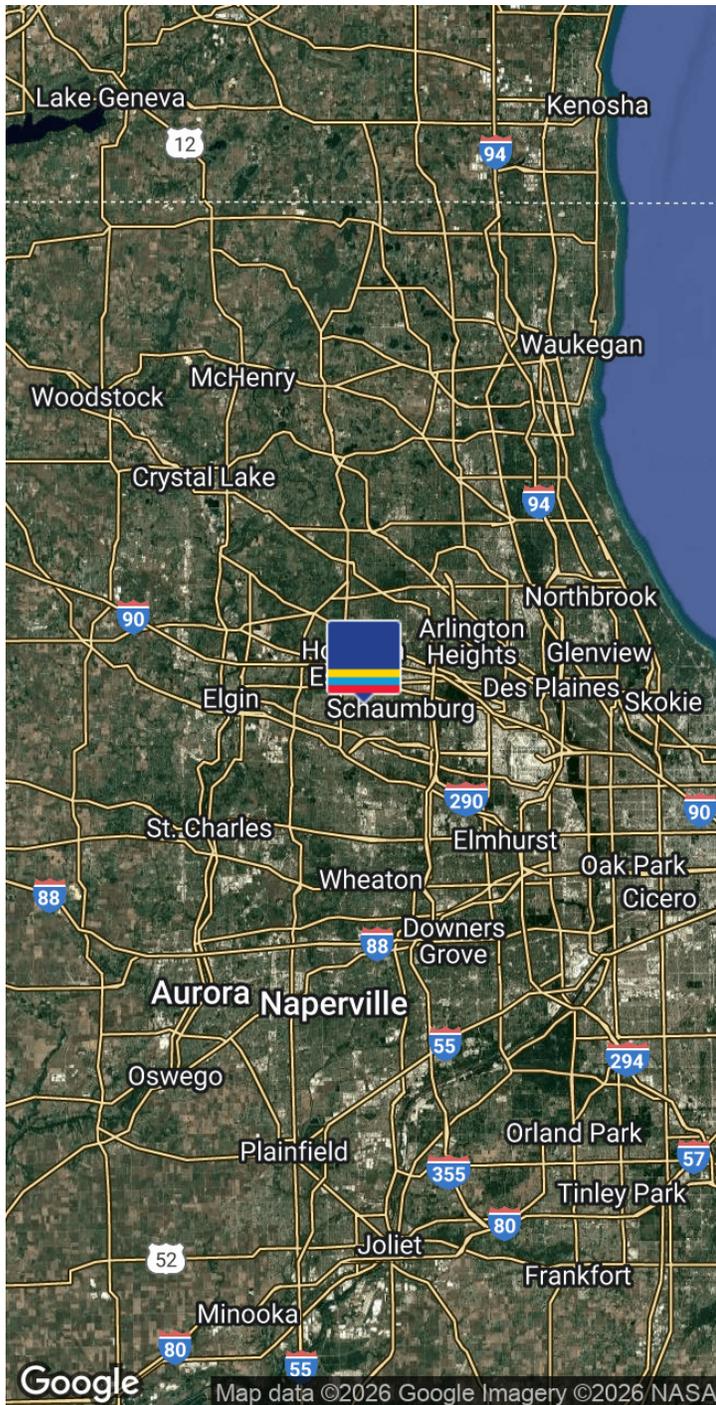
# Area Retail Tenants



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# Location Map



## Location Overview

Schaumburg is a village located in Cook County, Illinois. Located approximately 30 miles northwest of downtown Chicago. It is known for being a center for business, shopping and entertainment in the suburbs of Chicago. One of its most famous attractions is the Woodfield Mall, which is one of the largest shopping centers in the United States. Additionally, there are numerous restaurants, theaters, and other entertainment venues in and around Schaumburg. The population of Schaumburg is around 75,000 and it is known for having a diverse and educated population. Overall, Schaumburg is a vibrant and lively suburb that offers a lot of opportunities for work, play, and relaxation.

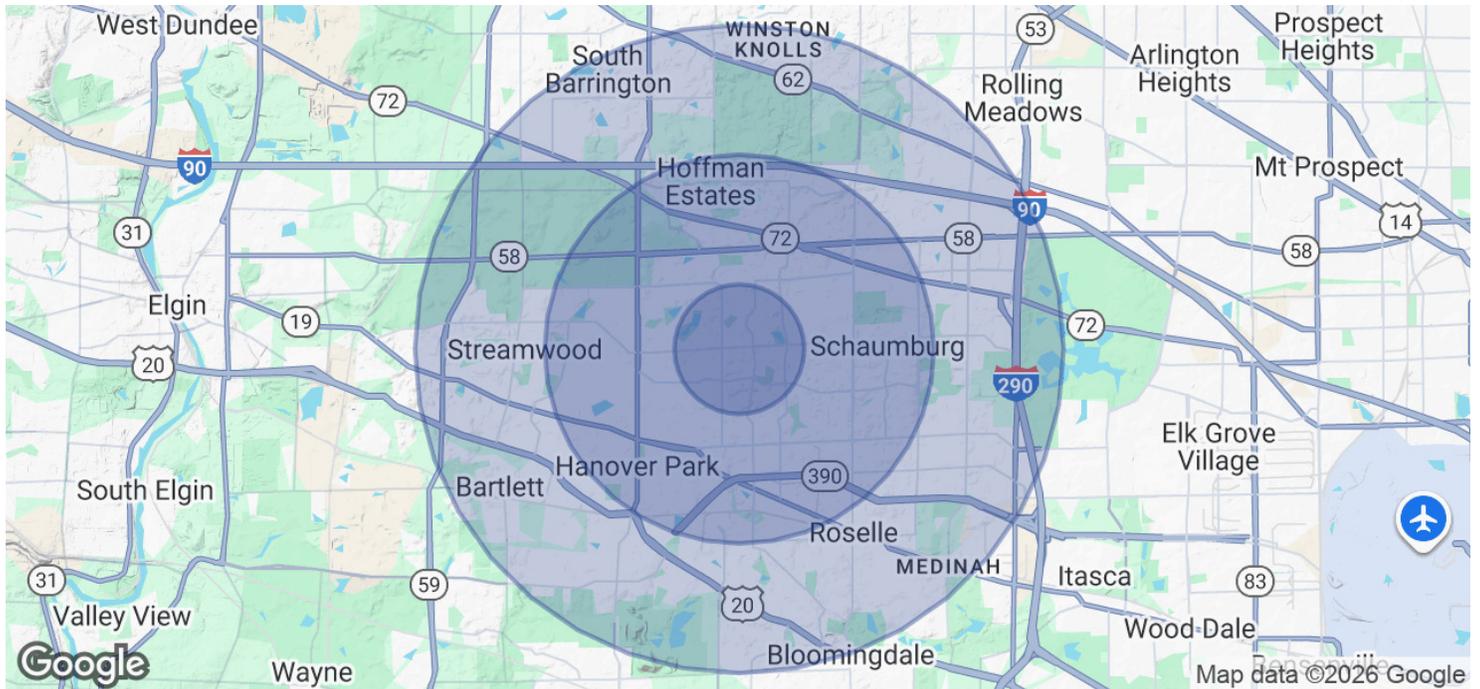
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# Demographics Map & Demos



<b>Population</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>Total Population</b>	15,369	131,695	249,609
<b>Average Age</b>	42.4	38.5	39.6
<b>Average Age (Male)</b>	42.1	37.9	39.0
<b>Average Age (Female)</b>	42.8	39.3	40.1
<b>Households &amp; Income</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>Total Households</b>	5,732	48,955	94,137
<b># of Persons per HH</b>	2.7	2.7	2.7
<b>Average HH Income</b>	\$103,729	\$90,493	\$99,447
<b>Average House Value</b>	\$274,165	\$232,032	\$255,838

2020 American Community Survey (ACS)

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