

FOR LEASE

ANTIOCH CROSSING

417 W. Route 173 Antioch, IL 60002



PROPERTY DESCRIPTION

The Antioch Crossing Shopping Center under new ownership now has 3 small shop spaces for lease. Join the national tenants currently doing business in the plaza -- L.A. Tan, Betty's Bistro and Gaming, Great Clips, Rosati's Pizza, Sprint/T-mobile and Doctors of Physical Therapy. Also in the tenant mix is a dentist, nail salon, Chinese restaurant and soon to be opening Justice Cannabis Co. The plaza is centered between the largest drivers to the area -- Menards and Walmart.

PROPERTY HIGHLIGHTS

- Outlot to Menards and Walmart which are the biggest retailers on IL Route 173
- Traffic - 14,500 VPD on IL Route 173 and 9,000 VPD on Deep Lake Road
- Unit 102 - 1,186 SF for lease
- Unit 104 - 1,384 SF for lease
- Unit 111 - 1,600 SF for lease

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,186 - 1,600 SF
Lot Size:	3.34 Acres
Building Size:	21,240 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	600	8,955	21,822
Total Population	1,583	23,387	57,742
Average HH Income	\$133,796	\$126,340	\$132,926

Sandra True
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Brian Blackmore
(630) 207-8292



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SITE PLAN

ANTIOCH CROSSING

417 W. Route 173 Antioch, IL 60002



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UNIT 102

ANTIOCH CROSSING

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UNIT 104

ANTIOCH CROSSING

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Unit 104 - 1,384 SF - Former GNC space



View looking into the space from the front door



View looking out the space from the rear of the store.

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UNIT 111

ANTIOCH CROSSING

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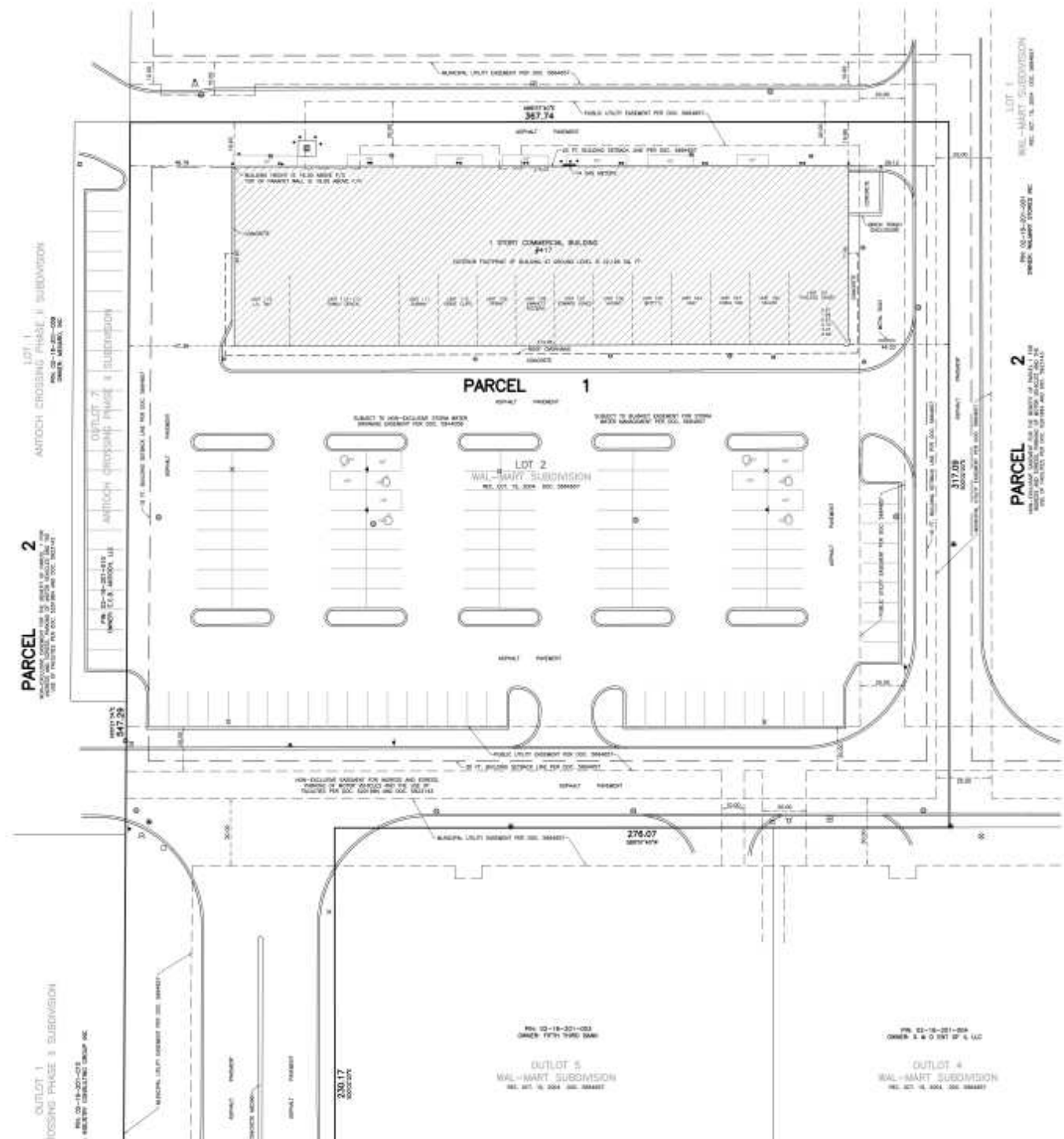


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SURVEY

ANTIOCH CROSSING

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RETAILER MAP

ANTIOCH CROSSING

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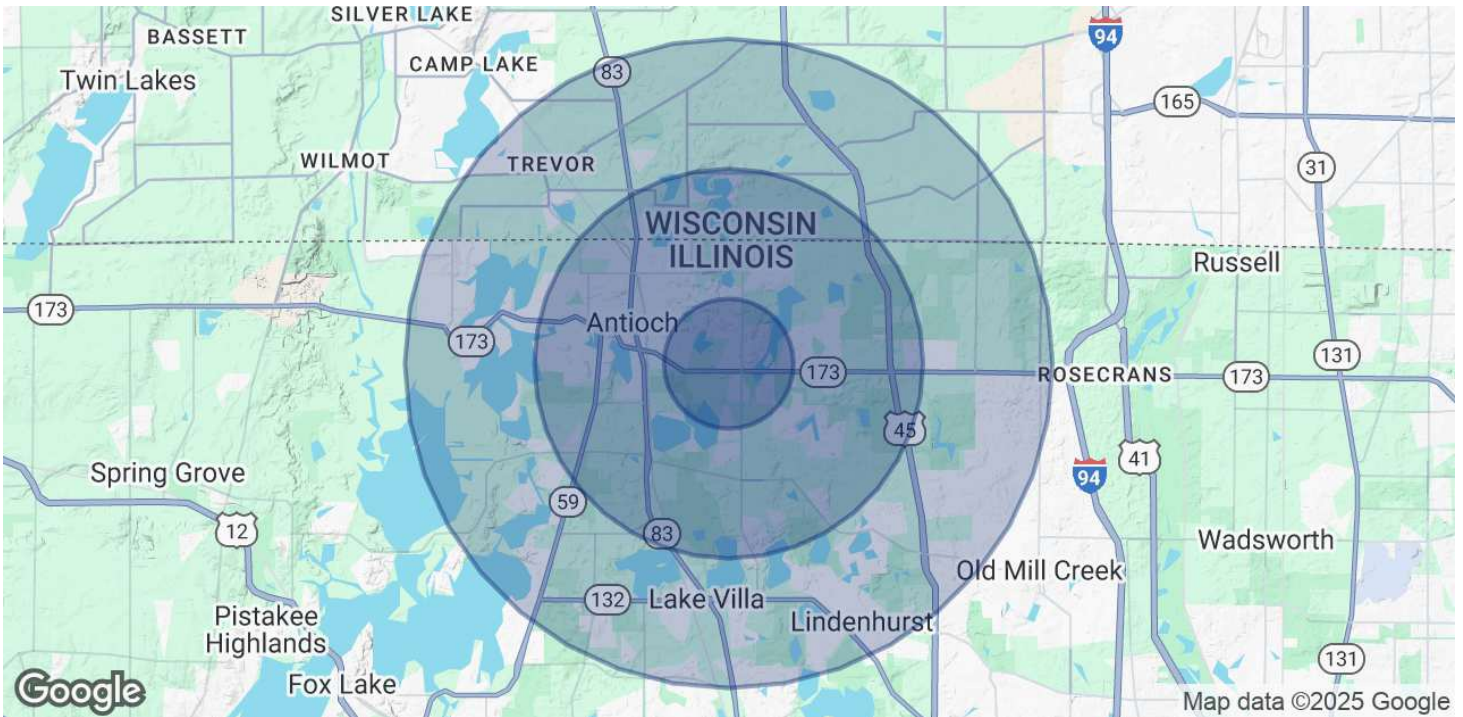


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DEMOGRAPHICS

ANTIOCH CROSSING

417 W. Route 173 Antioch, IL 60002



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	1,583	23,387	57,742
Average Age	39	41	41
Average Age (Male)	38	40	40
Average Age (Female)	40	42	42

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	600	8,955	21,822
# of Persons per HH	2.6	2.6	2.6
Average HH Income	\$133,796	\$126,340	\$132,926
Average House Value	\$293,382	\$303,934	\$315,624

Demographics data derived from AlphaMap

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