



AVAILABLE FOR LEASE
 APPROXIMATELY 6,000 SF FORMER FULL-
 SERVICE RESTAURANT IN MCHENRY PLAZA
 1700 RICHMOND RD / MCHENRY, IL



MID-AMERICA®
 Real Estate Corporation

1700 RICHMOND RD / MCHENRY, IL

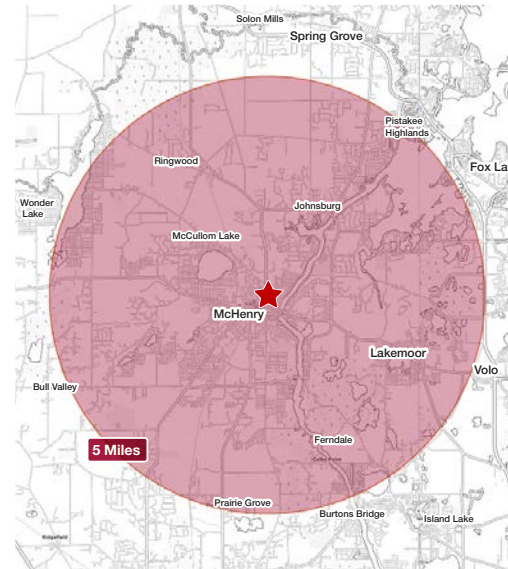


AVAILABLE FOR LEASE

Approximately 6,000 sf full-service restaurant / Approx. 0.83 acre lot

FEATURES

- Former Applebee's available for lease in McHenry Plaza which receives 745.3K visits/yr, a 39% increase YoY - Placer.ai.
- Recent renovations has brought new life to the shopping center attracting many high profile tenants, including Panera Bread, Aspen Dental, & WellNow Urgent Care.
- Excellent visibility to highly traveled Richmond Rd (22,200 VPD) with multiple access points into the shopping center, including light access at Richmond Rd & McCullom Lake Rd.
- McHenry is a major retail hub for many neighboring communities drawing visitors from Woodstock, Lakemoor/ Volo, Spring Grove, Richmond, Wauconda, & Crystal Lake.



DEMOGRAPHICS WITHIN 5 MILES



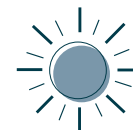
Total Population

63,893



Avg HH Income

\$93,382



Daytime Population

61,430

AREA TENANTS



meijer

KOHL'S

HOBBY
LOBBY

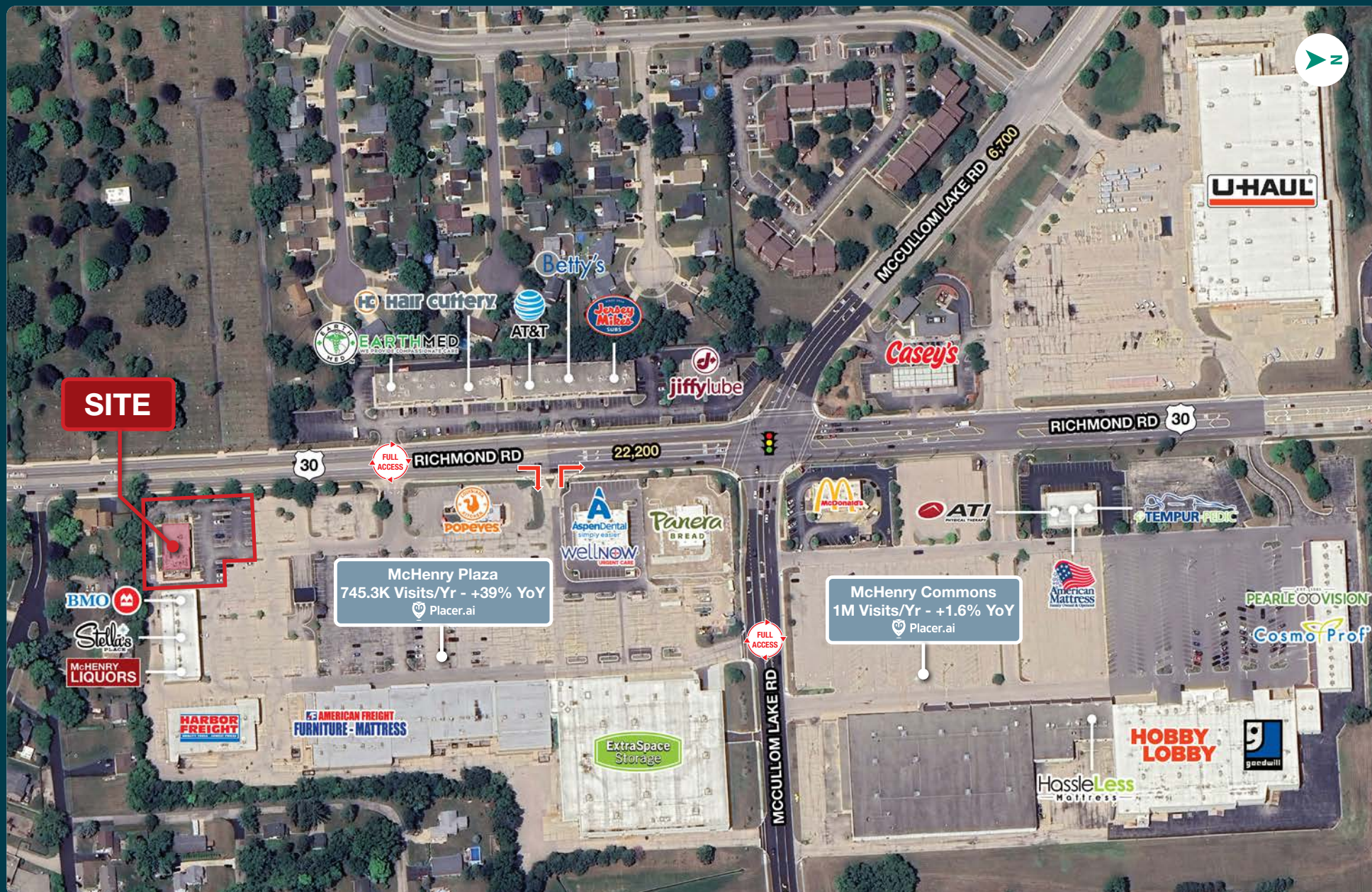
Panera
BREAD

wellNOW
URGENT CARE

AspenDental

POPEYES





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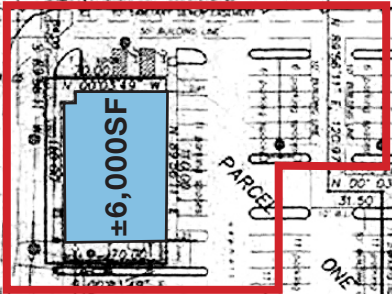
MCHENRY PLAZA



MCHENRY PLAZA SURVEY



RICHMOND RD — 22,200 VPD



MCCULLOM LAKE RD





MCHENRY, ILLINOIS



TRAFFIC COUNTS & GENERATORS

TRAFFIC COUNTS

RICHMOND RD: 22,200 VPD
MCCULLOM LAKE RD: 6,700 VPD
ROUTE 120: 30,300 VPD

GENERATORS

THE SHOPS AT FOX RIVER
(2.6M VISITS/YEAR) Placer.ai
MCHENRY HIGH SCHOOL
(2-CAMPUSES - 2,190 STUDENTS)

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CONTACT US FOR
MORE INFORMATION

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