

ANYTIME FITNESS COMING SOON!



WOODRIDGE PLAZA

SWC 75TH STREET & JANES AVENUE, WOODRIDGE, IL 60517

RETAIL PROPERTY FOR LEASE



PROPERTY HIGHLIGHTS

- Woodridge Plaza is anchored by a high-volume Walgreens and Dunkin Donuts driving daily activity to the center.
- Anytime Fitness will be opening soon!
- 7-Eleven with gas in outlot.
- Convenient and accessible – 1/4 mile from hard corner at I-355 / 75th St. interchange - 32,700 vpd on 75th Street.
- In the heart of Woodridge with dense surrounding residential base.

LEASE RATE **\$14.00 SF/YR NNN**

OFFERING SUMMARY

Building Size (SF): 50,600 +/-

Space Available (SF): 907-9,258 contiguous

Parking: 350 Spaces

Lot Size: 6.02 Acres

County: DuPage

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	6,377	38,509	101,738
Total Population	16,367	92,395	251,859
Average HH Income	\$85,957	\$109,509	\$114,739

MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

GWEN LAMPERT

Vice President & Commercial Broker
630.560.2906
GWEN@LMTEAM.COM

17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM

WOODRIDGE PLAZA

SWC 75TH STREET & JANES AVENUE, WOODRIDGE, IL 60517



RETAIL PROPERTY FOR LEASE

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	907 - 9,258 SF contiguous	Lease Rate:	\$14.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE RATE	DESCRIPTION
2457 75th & Janes Ave.	Anytime Fitness	5,000 SF	Leased	Opening soon!
2441 75th & Janes Ave.	Available	2,719 SF	\$14.00 SF/yr	Spaces 11-12 on Site Plan. Contiguous to 9-10 for a combined 6,300 SF.
2437-2433 75th & Janes Ave.	Available	3,581 SF	\$14.00 SF/yr	Spaces 9 - 10 on Site Plan. Contiguous to 11-12 for a combined 6,300 SF.
2431 75th & Janes Ave.	Available	5,115 SF	\$14.00 SF/yr	Space 37 on Site Plan. Wide open space with open ceiling. Contiguous to Suite 38 for a combined 9,258 SF.
2429 75th & Janes Ave.	Available	4,143 SF	\$14.00 SF/yr	Space 38 on Site Plan. Contiguous to Suite 37 for a combined 9,258 SF.
2425 75th & Janes Ave.	United Senior Services	900 SF	Leased	-
2423 75th & Janes Ave.	Available	907 SF	\$14.00 SF/yr	Space 6 on Site Plan. Dropped ceiling, vinyl tile flooring
2421 75th & Janes Ave.	Aero Travel	891 SF	Leased	-
2419 75th & Janes Ave.	Labor Guys	903 SF	Leased	-
2417 75th & Janes Ave.	Available	1,620 SF	Leased	Space 3 on Site Plan
2409 75th & Janes Ave.	Licensed By Design Beauty Academy	5,036 SF	Leased	-
2405 75th & Janes Ave.	Lila Wine & Spirits	5,013 SF	Leased	-
2401 75th & Janes Ave.	Dunkin Donuts	1,890 SF	Leased	-
7524 75th & Janes Ave.	Elizabeth G Hair Company	441 SF	Leased	-
7526 75th & Janes Ave.	Boba Tea Cafe	450 SF	Leased	-
7528 75th & Janes Ave.	Western Union Currency Exchange	1,686 SF	Leased	-
7532 75th & Janes Ave.	23 Aquatics	1,730 SF	Leased	-
7536 75th & Janes Ave.	Doggie Diner	1,725 SF	Leased	-
7540 75th & Janes Ave.	Signorama	1,728 SF	Leased	-
7544 75th & Janes Ave.	State Farm	987 SF	Leased	-
7546 75th & Janes Ave.	Dentists of Woodridge	1,689 SF	Leased	-

MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

GWEN LAMPERT

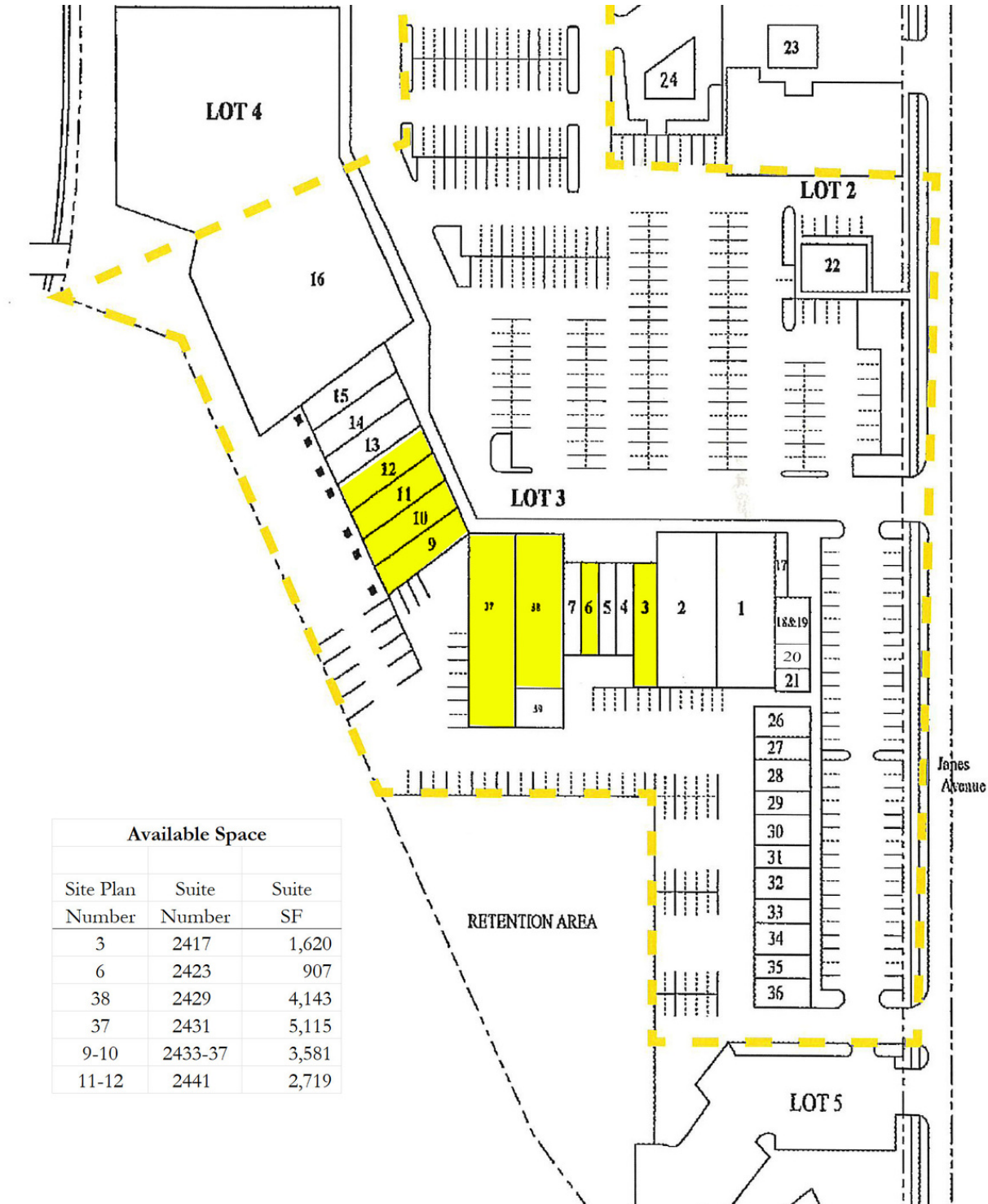
Vice President & Commercial Broker
630.560.2906
GWEN@LMTEAM.COM

17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM

WOODRIDGE PLAZA

SWC 75TH STREET & JANES AVENUE, WOODRIDGE, IL 60517

RETAIL PROPERTY FOR LEASE



Available Space		
Site Plan Number	Suite Number	Suite SF
3	2417	1,620
6	2423	907
38	2429	4,143
37	2431	5,115
9-10	2433-37	3,581
11-12	2441	2,719

MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

GWEN LAMPERT

Vice President & Commercial Broker
630.560.2906
GWEN@LMTEAM.COM

17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM

WOODRIDGE PLAZA

SWC 75TH STREET & JANES AVENUE, WOODRIDGE, IL
60517

LM
Lagestee-Mulder
Commercial Real Estate

RETAIL PROPERTY FOR LEASE



MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

GWEN LAMPERT

Vice President & Commercial Broker
630.560.2906
GWEN@LMTEAM.COM

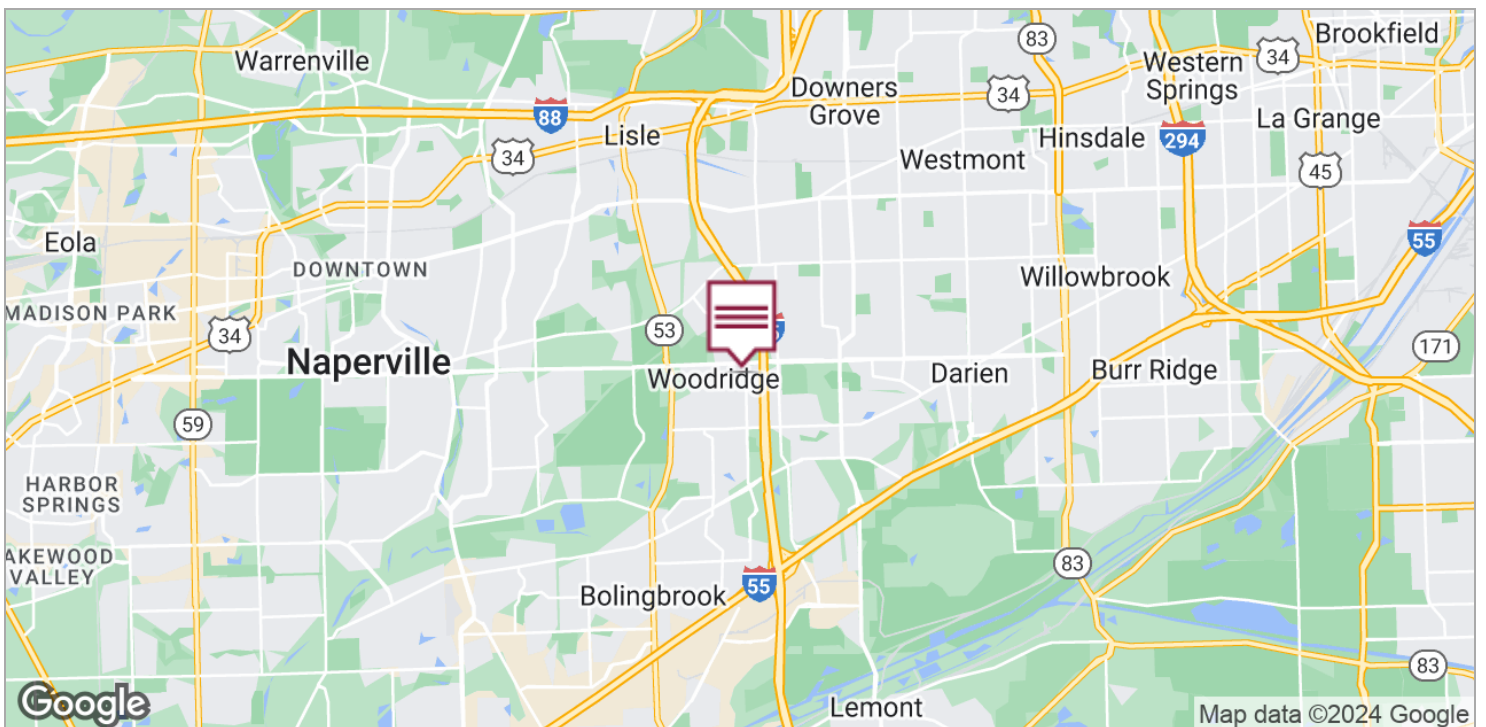
17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM

Notice: Unless a Consent to Dual Agency has been signed by both parties to a transaction for this property Martha Winter and Gwen Lampert represent(s) the Landlord only, and not the Tenant.

WOODRIDGE PLAZA

SWC 75TH STREET & JANES AVENUE, WOODRIDGE, IL
60517

RETAIL PROPERTY FOR LEASE



MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

GWEN LAMPERT

Vice President & Commercial Broker
630.560.2906
GWEN@LMTEAM.COM

17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM