

BRYNWOOD SQUARE

2579-2615 N Mulford Rd | Rockford, IL 61114

For Lease

±864 - 10,663 SF



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Property Overview

Brynwood Square is a 121,451 square foot shopping center located in the dense northeastern Rockford, Illinois market. Join VASA Fitness, Baskin Robbins, BMO Bank ATM, Brynwood Pak-N-Ship, Davig's Custom Cleaners, Jerry's Café, Salamone's North, Salon 3 One 3 & more. The center has two pylon signs and excellent visibility.



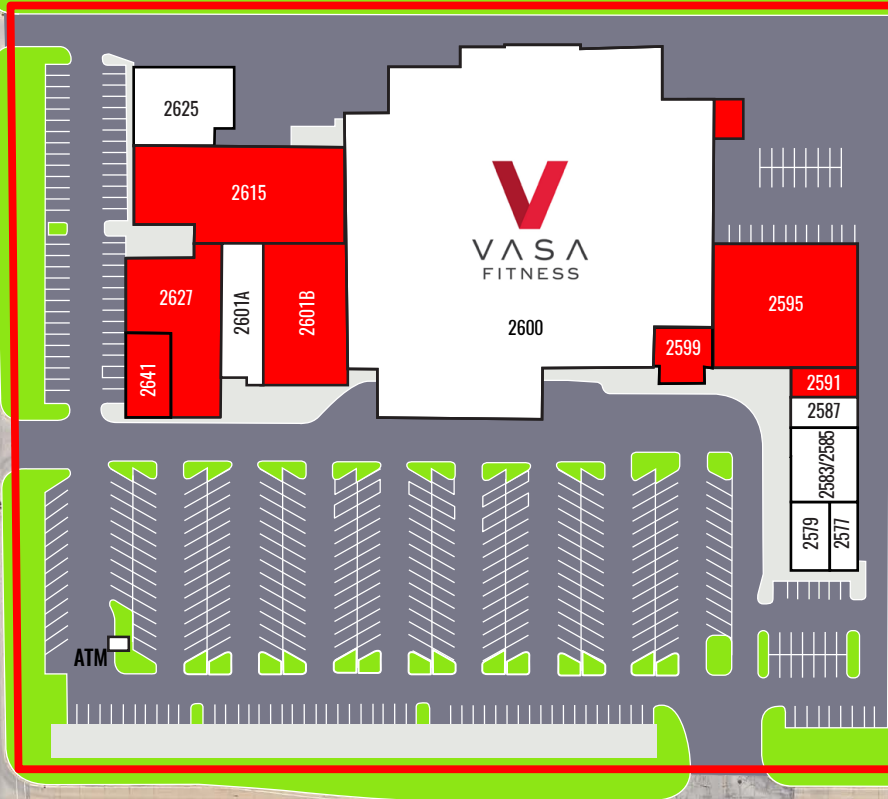
DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
POPULATION	6,315	54,908	149,015
TOTAL HOUSEHOLDS	2,719	23,696	62,620
AVERAGE HHI	\$129,658	\$98,302	\$83,819

JOIN CURRENT RETAILERS



PROPERTY SITE PLAN

Brynwood Dr



#	TENANT	SIZE
2577	Salon 3 One 3	668 SF
2579	Baskin Robbins	1,000 SF
2583/2585	Salamones North	4,848 SF
2587	Mia Nails Spa	1,602 SF
2591	Available	2,568 SF
2595	Available	10,663 SF
2599	Available	864 SF
2600	VASA Fitness	71,800 SF
2601A	Jerry's Cafe	3,205 SF
2601B	Available	6,218 SF
2615	Available	9,100 SF
2625	Davigs Custom Cleaners	4,165 SF
2627	Available	3,510 SF
2641	Available	1,240 SF
ATM	BMO Bank ATM	0 SF
TOTAL		121,451 SF

Mulford Rd ±20,418 VPD

Christian Life Schools

Spring Creek Rd

RETAIL MARKET AERIAL



Location Overview

Brynwood Square is located at the northeast corner of Mulford and Spring Creek Roads, just west of Interstate 90 (Jane Adams Memorial Tollway) in the City of Rockford in Southeast Winnebago County, Illinois. Rockford is located approximately 75 miles northwest of Chicago via I-90 and 55 miles south of Madison, Wisconsin via I-39. Within a three mile radius of the subject offering there are 23,700 households and 54,900 residents.