

# Willow Festival Anchor Opportunity

Willow Festival - Anchor Tenant  
Opportunity

SURROUNDED BY THE HIGHEST CONCENTRATION OF WEALTH AND DENSITY IN THE MIDWEST



Regency  
Centers.

MID-AMERICA®  
Real Estate Corporation

# Site Details

**30,000 SF (Divisible) Available** in  
the Premier North Shore Community  
Shopping Center

Located at a regional intersection with  
over **55,000 VPD**

**120** Parking Spaces Immediately  
Adjacent

**195' Width X 150' Depth**

Over **20'** of Clearance to the Internal  
Joists

Wide Open Functional Space

**30,000 SF  
AVAILABLE**

**Willow Festival**  
Northwest Corner of Willow Rd & Waukegan Rd,  
Northbrook, IL

join this incredible regional shopping destination that is also home to these premium brands



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# location overview



**Willow Festival is the #1 regional shopping destination for the North Shore Markets of Northbrook, Glenview, Winnetka, Wilmette and Glencoe. The center is home to the Whole Foods that services these markets and it is adjacent to the primary Costco and Target stores that serve these ultra-high end communities.**

# regional north shore location

Village of Glencoe  
Average HH Income: \$326,866

Village of Northfield  
Average HH Income: \$242,044

Village of Winnetka  
Average HH Income: \$369,618

WAUKEGAN ROAD 20,100 VPD

CHASE

ULTA BEAUTY

LOWE'S



sweetgreen



HomeGoods®



The Opportunity  
30,000 SF



FOUNDERS DRIVE 4,700 VPD

WILLOW ROAD 35,600 VPD

BMO Harris Bank

PINSTRIKES  
BISTRO • BOWLING • BOCCE



Village of Glenview

Average HH Income: \$172,471



KOHL'S

Michaels



The Glen Town Center



VON MAUR

WILDFIRE  
STEAKS, CHOPS & SEAFOOD



KOHL'S

Michaels



MCALISTER'S  
DELI

FIRST  
AMERICAN  
BANK

Northwestern  
Medicine

Fields Chrysler  
Jeep Dodge Ram



Willow Hill  
Golf Course  
Northbrook

WILLOW ROAD 35,600 VPD

PINSTRIKES  
BISTRO • BOWLING • BOCCE

BMO Harris Bank

ATI  
PHYSICAL THERAPY

FIFTH THIRD BANK

The Opportunity  
30,000 SF

FOUNDERS DRIVE 4,700 VPD

WHOLE  
FOODS  
MARKET

primary  
shopping  
corridor

FOR THE GREATER NORTH SHORE

LOWE'S

Village of Northbrook

Average HH Income: \$186,034

# site plan



# The Highest Concentration of Wealth and Population Density in the Midwest

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## area demographics



Total  
Population

**73,926**



Daytime  
Population

**119,212**



Avg Household  
Income

**\$222,358**



Consumer  
Expenditure

**\$231.2M**    **\$130.6M**

3 MILE

3 MILE

3 MILE

DINING - 3 MILE

APPAREL - 3 MILE



# Willow Festival

For more information, please contact:

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