

CEDAR LAKE PLAZA

NEC OF CEDAR LAKE RD & RT 60
ROUND LAKE, IL.



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PROPERTY LOCATION

AERIAL PHOTO

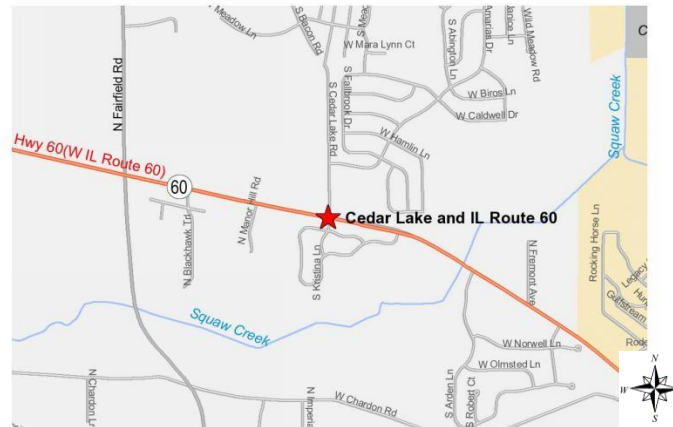


DEMOGRAPHICS - 2010

Radius	1 Mile	5 Mile	10 Mile
Population	3,493	113,705	436,040
MEDIAN HH Income	\$88,703	\$80,346	\$85,499
Total Households	1,118	37,972	149,514
Traffic Counts	16,300 VPD on Route 60		

SPACE FOR LEASE - OUTLOTS AVAILABLE

MAP



DETAILS

Parcel Size	11 Acres	
Zoning	C3 - PUD	
Retail Space For Lease	Call for Information	
Lot 2/ Lease Rate/ NNN		
Retail Space/ Occupancy	Available	
OUTLOTS AVAILABLES	Parcel	Size
	LOT 1:	1.43 Acres
	LOT 3	2.35 Acres
	LOT 4	FIRST AMERICAN BANK
	LOT 5	1.17 Acres
	LOT 6	1.17 Acres
	LOT 7	1.27 Acres

RETAIL / MEDICAL SPACE FOR LEASE

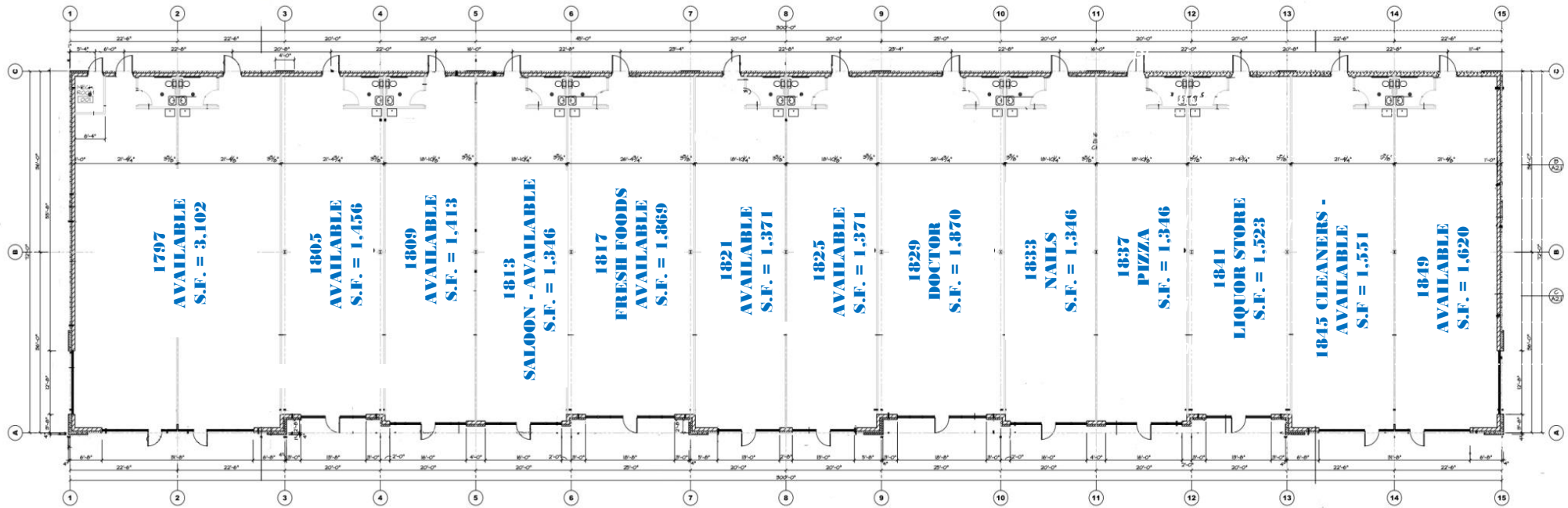
1793 S. Cedar Lake Road
Round Lake, IL. 60073



- Busy Intersection Surrounded by Houses and Townhouses.
- Join First American Bank located at the corner of the intersection.
- Retail – 1,346 – 15,099 SF available.
- Built Out Units available for Dry Cleaner, Fitness/ Gym, Food Service.
- Reasonable Rent & Terms.

CEDAR LAKE PLAZA

RETAIL BUILDING



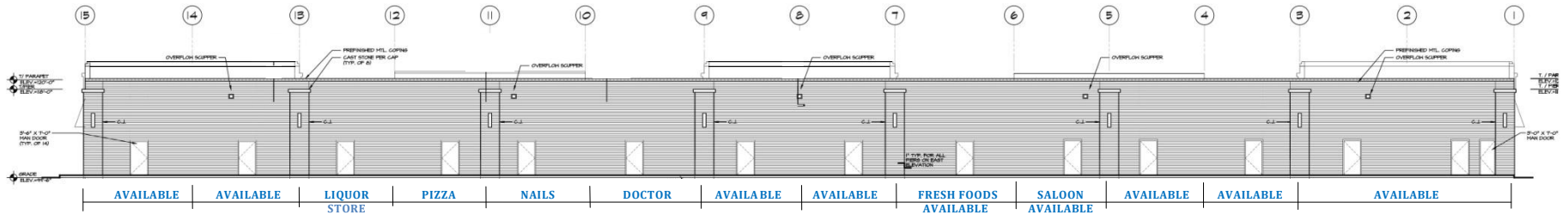
FLOOR PLAN

CEDAR LAKE PLAZA

RETAIL BUILDING



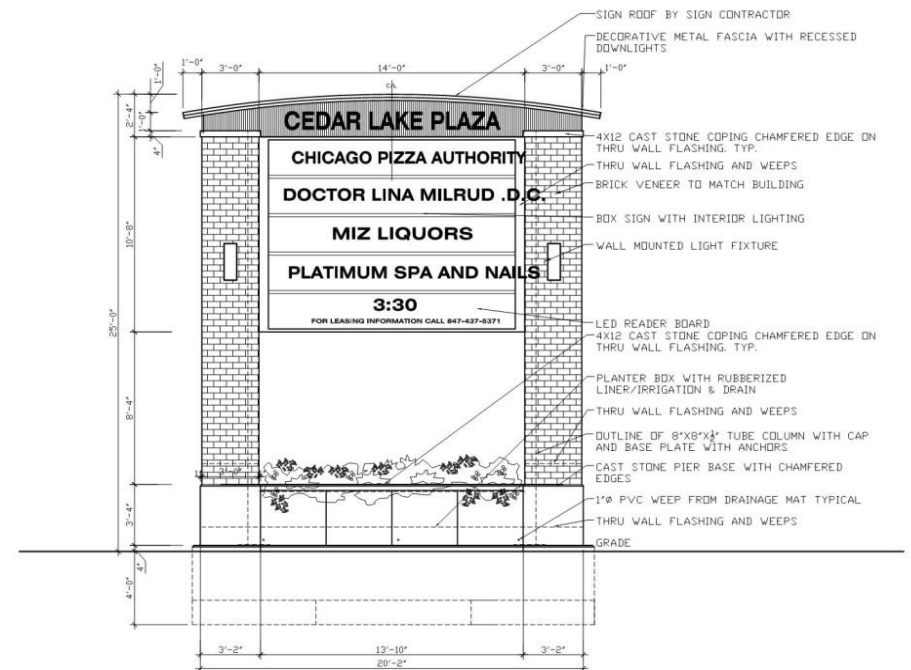
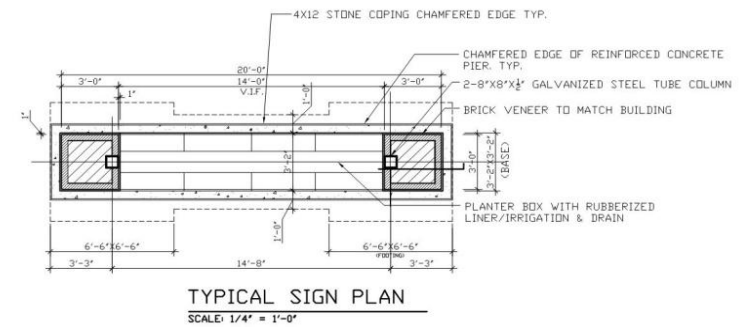
WEST ELEVATION



EAST ELEVATION

CEDAR LAKE PLAZA

SIGN BUILD IN 2010



CEDAR LAKE PLAZA

RETAIL / MEDICAL SPACE FOR LEASE



- Join The Medical Center, Pizza, Liquor, and Nail Stores. Hair Salon coming end of September/ 2011.