

414-420 Randall Road

OUTLOTS AT SOUTH ELGIN CROSSING | SOUTH ELGIN, IL 60177

For Lease

RETAIL / RESTAURANT SPACE

Well positioned second generation restaurant space available for lease!



Property adjacent to national retailers The Home Depot, Michaels, PetSmart, Best Buy, and more



- ▶ **1,335 SF** inline small shop space available
- ▶ **6,737 SF** second generation restaurant space available
Do not disturb current tenant
- ▶ Outlot space available on Randall Road in front of Home Depot, Best Buy, PetSmart and more
- ▶ Located on the dynamic shopping corridor of Randall Road with over 2.6 million square feet of retail
- ▶ Excellent traffic with great visibility as well as pylon signage
- ▶ Area retailers include Jewel-Osco, Kohl's, Walgreens, McDonald's and many more

DEMOGRAPHIC SUMMARY

	1 Mi	3 Mi	5 Mi
Estimated Population	7,049	51,075	128,207
Adj. Daytime Population	7,931	42,269	108,354
Estimated Households	2,365	18,798	46,585
Estimated Average Household Income	\$177,039	\$157,283	\$146,911

TRAFFIC COUNTS

Randall Road	32,800 VPD
McDonald Road	8,850 VPD

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BAUM REALTY GROUP, LLC · 1030 W. CHICAGO AVENUE, SUITE 200 · CHICAGO, IL 60642 · 312.666.3000 · BAUMREALTY.COM

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SITE PLAN

Pads and boxes are not a part of this property



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414-420 Randall Road
South Elgin, IL

718 Housing Units

985 Housing Units

8,850 VPD

37,500 VPD

RANDALL RD

32,800 VPD

9,800 VPD

414-420 Randall Road

1,074 Housing Units

479 Housing Units

SILVER GLEN RD

UMBENSTOCK RD

KOHL'S

DOLLAR TREE
SHOE CARNIVAL
petco

MCDONALD RD

BEST BUY

PET SMART

HomeGoods

Michael's

THE HOME DEPOT

L A B O Y

Orangetheory

McDonald's

STRETCH

LAB

BMO Harris Bank

five BELOW

ROSS

TJ-maxx

LAIFITNESS

GameStop

Target

DUNKIN'

xfinity

Northwestern Medicine

HEDIS

verizon

Chili's

Great Clips

First American Bank

DAISO

Capri's

Great Clips

First American Bank

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AutoZone

DUNKIN'

ACE

crumbl

hair, cuttury

Jewel

Osco

Panera

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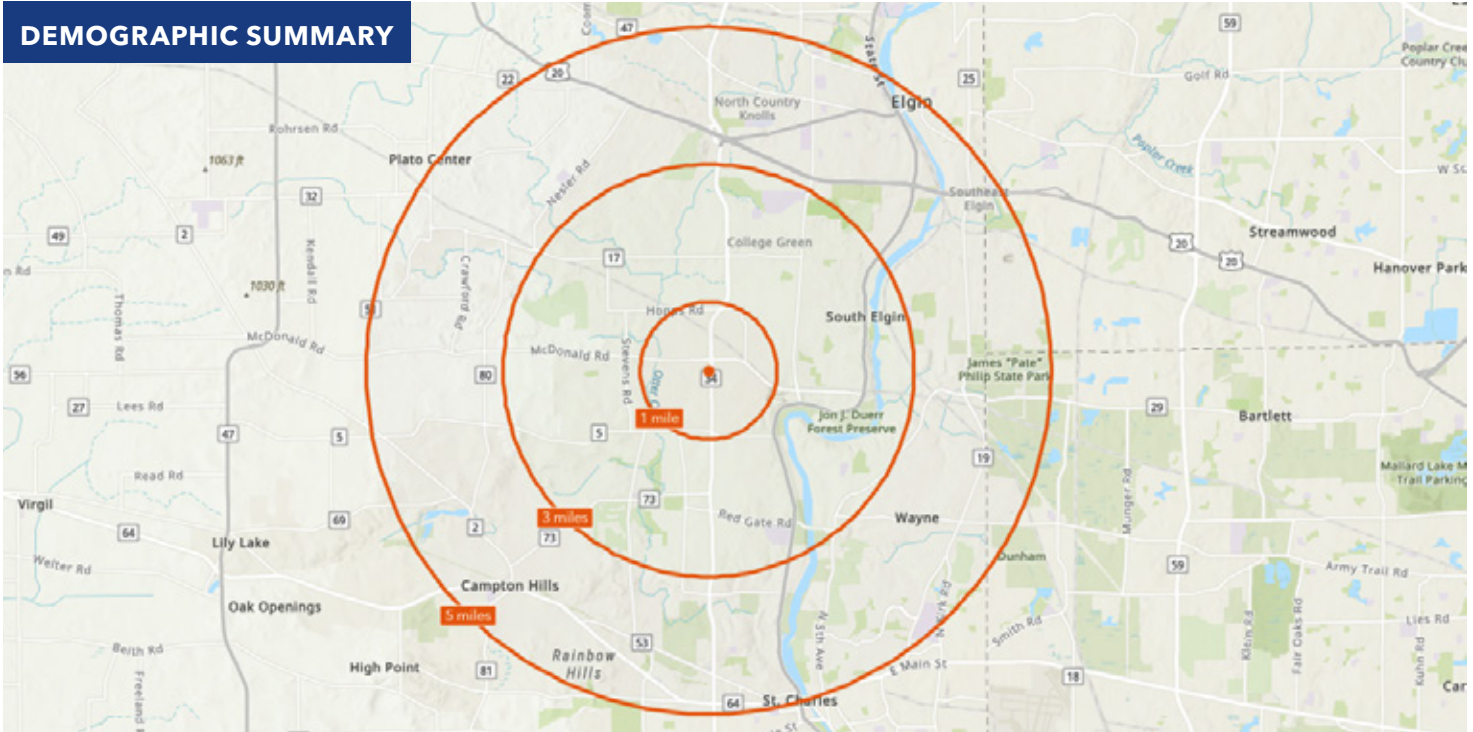
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DEMOGRAPHIC SUMMARY



POPULATION	1 mile	3 miles	5 miles
2024 Estimated Population	7,153	50,489	128,292
2029 Projected Population	7,059	50,132	126,900
2020 Total Population (U.S. Census)	7,305	50,340	128,801
2010 Population (U.S. Census)	6,808	47,244	121,676
% Projected Growth 2023-2028	-1.3%	-0.7%	-1.1%
% Historical Growth 2010-2021	5.1%	6.9%	5.4%
2024 Median Age	38.3	41.2	40.3
HOUSEHOLDS			
2024 Estimated Households	2,394	18,640	46,882
2029 Projected Households	2,416	18,977	47,512
2020 Total Households (U.S. Census)	2,286	17,638	44,714
2010 Total Households (U.S. Census)	1,980	15,887	40,712
% HH Projected Growth 2023-2028	0.9%	1.8%	1.3%
% HH Historical Growth 2010-2021	20.9%	17.3%	15.2%
INCOME			
2024 Average Household Income	\$180,834	\$157,445	\$147,658
2024 Median Household Income	\$148,044	\$127,058	\$117,482
2024 Per Capita Income	\$62,972	\$57,964	\$53,770
BUSINESS			
2024 Total Businesses	306	1,130	3,868
2024 Total Employees	4,270	16,350	46,856
2024 Estimated Daytime Population	8,097	40,550	110,422

EDUCATION (AGE 25 OR OLDER)	1 mile	3 miles	5 miles
2024 Adult Population (Ages 25+)	4,732	35,365	88,501
2024 Elementary (Level 0 to 8)	1.4%	2.1%	4.9%
2024 Some High School (Level 9 to 11)	2.9%	2.8%	4.7%
2024 High School Diploma	14.8%	20.8%	19.4%
2024 Some College/No Degree	18.5%	17.8%	18.1%
2024 Associate Degree	7.6%	10.2%	8.0%
2024 Bachelor Degree	32.9%	27.3%	27.1%
2024 Graduate Degree	19.3%	15.7%	14.5%
% Any College	78.2%	70.9%	67.7%

RACE & ETHNICITY			
2024 White Population	66.3%	65.3%	59.4%
2024 Black/African American Population	2.7%	3.8%	4.4%
2024 Asian Population	15.2%	9.9%	8.0%
2024 American Indian/Alaska Native Population	0.4%	0.8%	1.4%
2024 Pacific Islander Population	0.0%	0.1%	0.1%
2024 Other Race	4.7%	8.9%	14.3%
2024 Population of Two or More Races	10.8%	11.3%	12.5%
2024 Hispanic Population	16.2%	17.5%	15.3%

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