

# Prospect Place

MAIN (IL-83) & PROSPECT AVENUE | MT. PROSPECT, IL 60656

# For Lease

RETAIL SPACE



- ▶ ±10,234 SF of retail / restaurant space available at the base of a mixed-use redevelopment under construction in downtown Mt. Prospect
- ▶ On-site and ample street parking available
- ▶ Located at the highly visible signalized intersection of Main (IL-83/Elmhurst) & Prospect Avenue with more than 40,000 VPD
- ▶ Across the street from Mt. Prospect Metra Station with service to downtown Chicago (UP-NW line)
- ▶ Caputo's Market, 2 blocks away, coming in 2022
- ▶ Local Retailers include Mariano's, Jewel-Osco, Walmart, Starbucks, Walgreens, Marshalls, Home Goods

- ▶ Several new luxury apartment complexes (483 units) leasing or under construction 2 blocks away

## DEMOGRAPHIC SUMMARY

	1 Mile	3 Miles	5 Miles
Estimated Population	15,609	123,315	291,623
Adj. Daytime Population	14,718	131,710	341,235
Estimated Households	6,057	49,274	113,879
Estimated Average Household Income	\$133,917	\$114,240	\$108,994

### MARK FREDERICKS

mark@baumrealty.com  
312.275.3109

### DOUG RENNER

doug.renner@baumrealty.com  
312.275.3137



© 2022 All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.

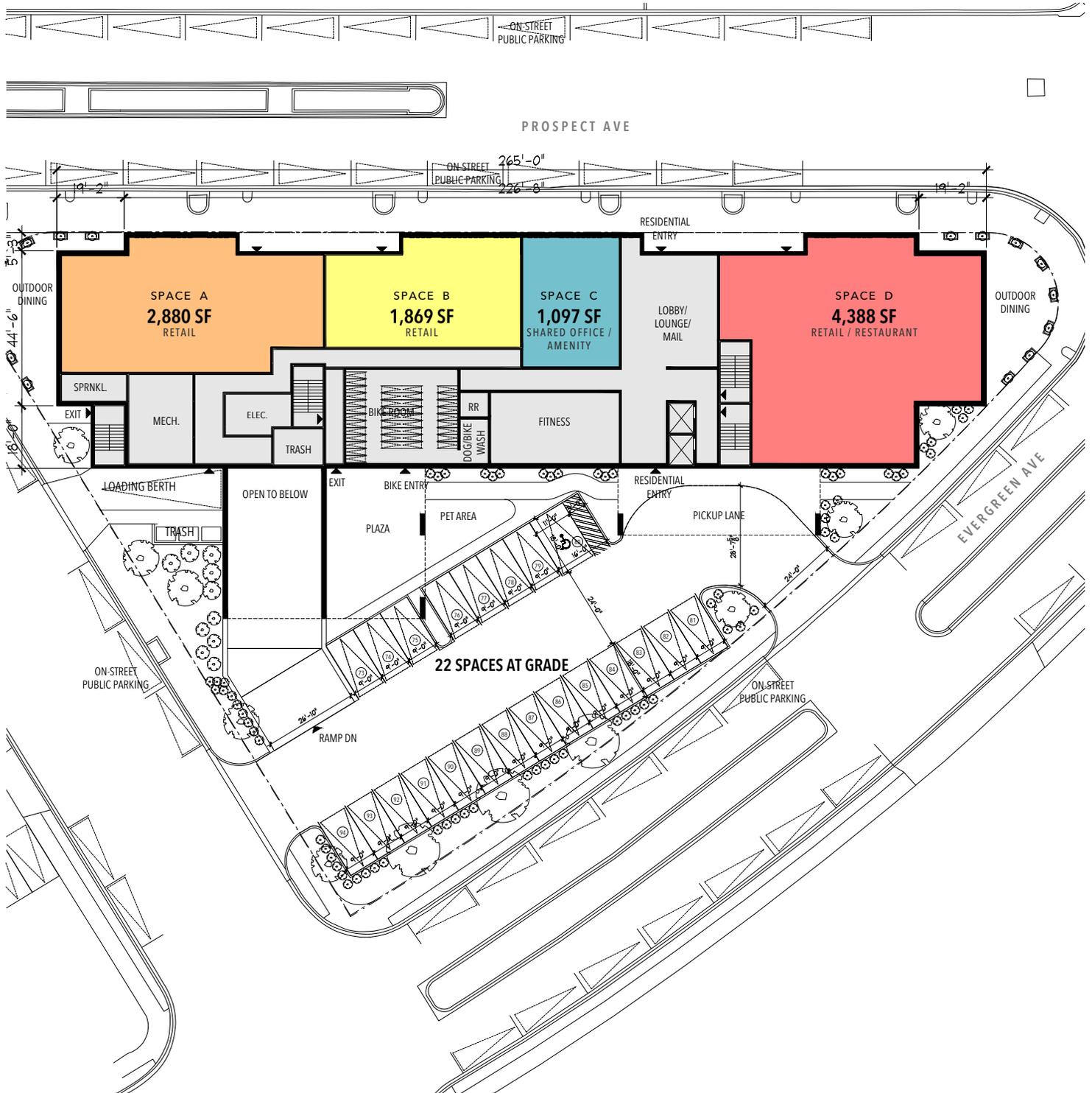
# Prospect Place

MAIN (IL-83) & PROSPECT AVENUE | MT. PROSPECT, IL 60656

# For Lease

RETAIL SPACE

## GROUND FLOOR SITE PLAN



**MARK FREDERICKS**  
mark@baumrealty.com  
312.275.3109

**DOUG RENNER**  
doug.renner@baumrealty.com  
312.275.3137



© 2022 All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.

# Prospect Place

MAIN (IL-83) & PROSPECT AVENUE | MT. PROSPECT, IL 60656

# For Lease

RETAIL SPACE

VIEW OF NORTHWEST PATIO



VIEW OF RETAIL SPACES ALONG PROSPECT AVENUE



## MARK FREDERICKS

mark@baumrealty.com

312.275.3109

## DOUG RENNER

doug.renner@baumrealty.com

312.275.3137



© 2022 All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.

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

# Prospect Place

MAIN (IL-83) & PROSPECT AVENUE | MT. PROSPECT, IL 60656

# For Lease

RETAIL SPACE

VIEW LOOKING NW FROM METRA STATION



AERIAL VIEW FROM NORTH



**MARK FREDERICKS**

mark@baumrealty.com

312.275.3109

**DOUG RENNER**

doug.renner@baumrealty.com

312.275.3137



© 2022 All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.

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

Prospect Place  
 SWC Main St & Prospect Ave  
 Mt. Prospect, IL

