

# Stonebrook Plaza

115TH & KEDZIE | MERRIONETTE PARK, IL 60655

## For Lease

RETAIL SPACE



- ▶ ±11,711 SF (divisible) available
- ▶ Join anchor tenants Jewel-Osco and Pet Supplies Plus, and Buffalo Wild Wings Go
- ▶ Area tenants include Dollar Tree, ATI Physical Therapy, 7-Eleven, O'Reilly's and many more
- ▶ 482 parking spots
- ▶ Excellent visibility at a signalized intersection
- ▶ Fantastic daytime population - over 120,000 people within a 3 mile radius
- ▶ 12,000 VPD at 115th & Spaulding  
26,100 VPD at 115th & Kedzie

### DEMOGRAPHIC SUMMARY

|                                    | 1 Mi      | 3 Mi      | 5 Mi     |
|------------------------------------|-----------|-----------|----------|
| Estimated Population               | 14,790    | 141,262   | 405,925  |
| Adj. Daytime Population            | 11,319    | 124,509   | 350,724  |
| Estimated Households               | 6,195     | 57,357    | 160,466  |
| Estimated Average Household Income | \$119,634 | \$114,661 | \$98,736 |

#### MARK FREDERICKS

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#### DOUG RENNER

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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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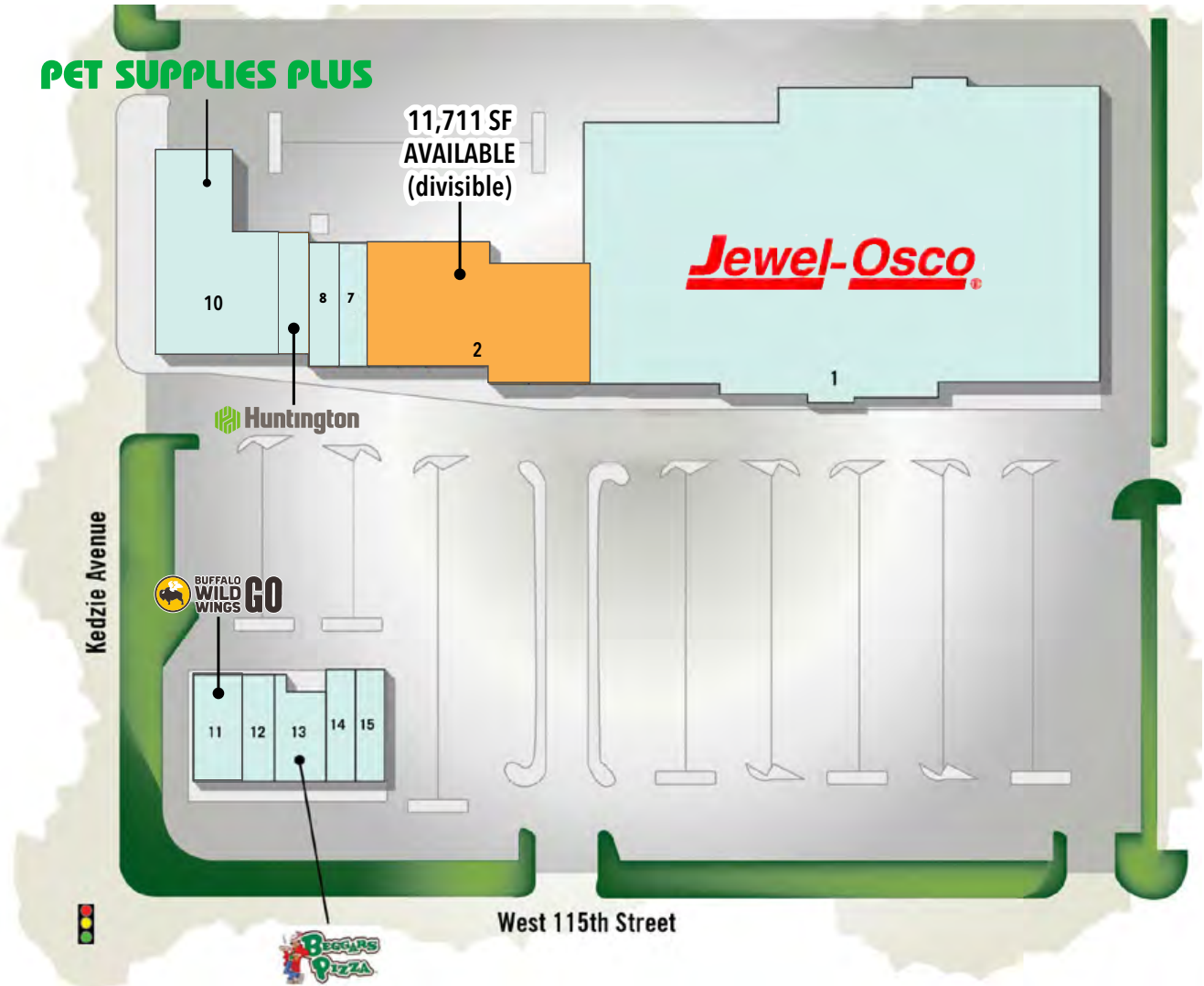
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### SITE PLAN



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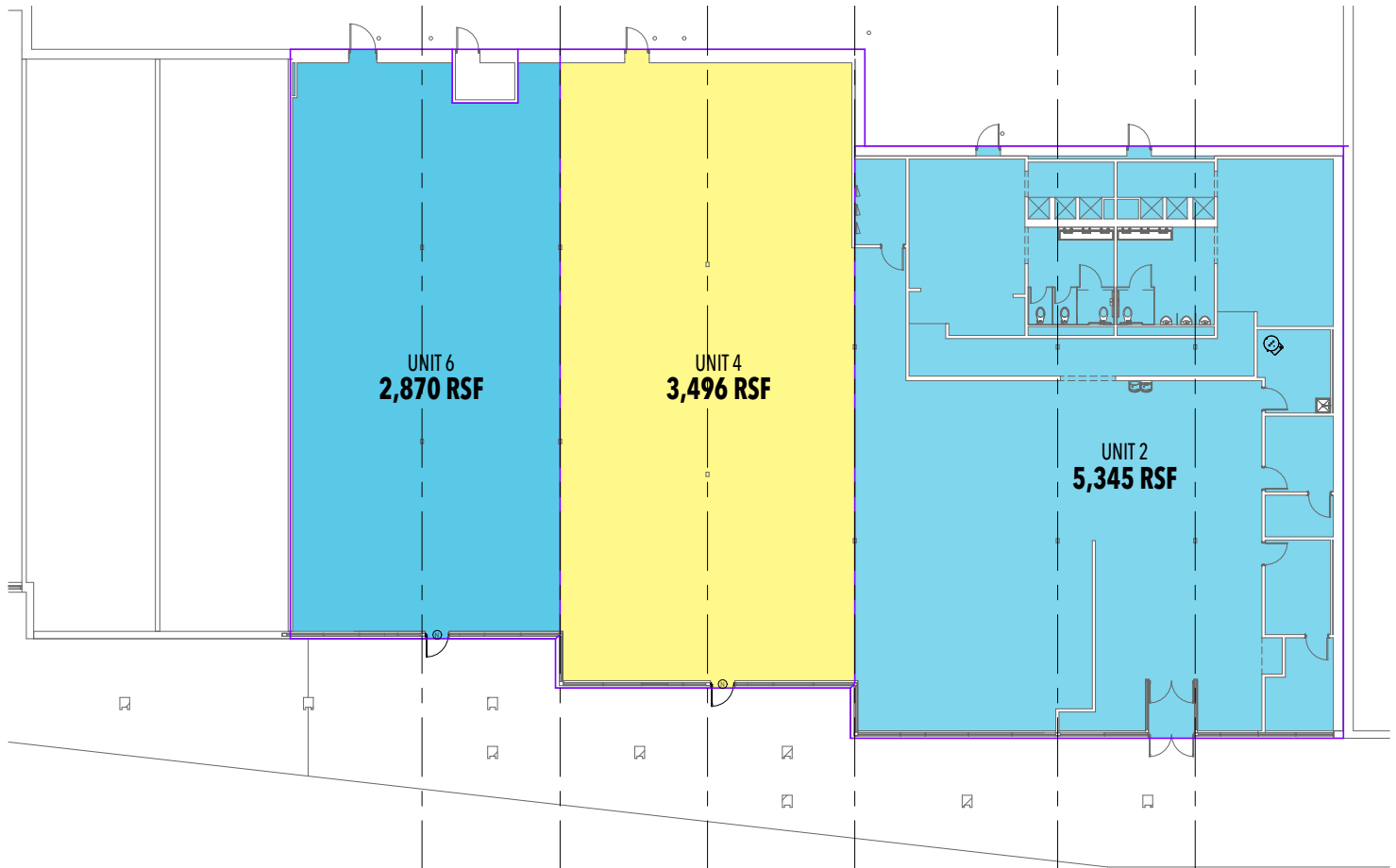
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### UNIT 2 - DEMISING OPTIONS



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### EXTERIOR PHOTOS



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Stonebrook Plaza  
3243 W. 115th Street  
Merrionette Park, IL

