

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



### OFFERING SUMMARY

Available SF: 990 - 3,340 SF

Lease Rate: \$16.00 - 18.00 SF/yr (NNN)

Lot Size: 0 Acres

Building Size: 75,000 SF

Zoning: PUD

Market: Chicago

Submarket: West Suburbs

### PROPERTY OVERVIEW

Brookhaven Plaza is a 72,629 square foot Retail Shopping Center known as The City of Darien's "Center of Town" located on 75th Ave, and Plainfield Road. Stimulated by a great mix of National and Local tenants, this location offers an exciting opportunity for new retailers wanting to get into this rapidly developing market: -----OUT-PARCEL AVAILABILITY-----

### AVAILABLE SPACES

| SPACE      | LEASE RATE            | SIZE (SF)        |
|------------|-----------------------|------------------|
| 7          | \$16.00 - 18.00 SF/yr | 1,476 SF         |
| 9          | \$16.00 - 18.00 SF/yr | 990 SF           |
| 14         | \$16.00 - 18.00 SF/yr | 1,950 SF         |
| 15         | \$16.00 - 18.00 SF/yr | 1,200 SF         |
| 16         | \$16.00 - 18.00 SF/yr | 2,600 SF         |
| 26-29      | \$16.00 - 18.00 SF/yr | 3,000 SF         |
| Out-Parcel | Negotiable            | 1,200 - 3,340 SF |

### DEMOGRAPHICS

FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

All information provided herein is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to its errors, omissions, changes, prior sale or lease or withdrawal without notice. Any projections, assumptions, and estimates, are presented as examples and may not represent actual performance. Recipients are encouraged to perform independent investigation of the property presented to their satisfaction.

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE

LEASE TYPE | NNN    TOTAL SPACE | 990 - 3,340 SF    LEASE TERM | Negotiable    LEASE RATE | \$16.00 - \$18.00 SF/yr

| Unit  | Tenant                   | Size   |
|-------|--------------------------|--------|
| 1     | Walgreens                | 14,020 |
| 2     | AutoZone                 | 8,837  |
| 3     | Workout Anytime          | 7,573  |
| 4     | Smilga Café              | 5,800  |
| 5A    | Veet Tobacco & Liquor    | 3,315  |
| 5B    | Dunkin' Donuts           | 2,913  |
| 6     | Magic Touch Cleaners     | 1,445  |
| 7     | Available                | 1,476  |
| 8     | Daniel's Prof. Hair Care | 1,270  |
| 9     | Available                | 990    |
| 10-11 | Nail Salon               | 1,850  |
| 12    | Darien Eye Specialists   | 990    |
| 13    | Offices                  | 1,320  |
| 14    | Available                | 1,950  |
| 15    | Available                | 1,200  |
| 16    | Available                | 2,600  |
| 17A   | Brookhaven Travel        | 1,120  |
| 18    | Darien Chop Suey         | 920    |
| 19-20 | Massage                  | 1,497  |
| 21-23 | Karate for Kids Inc.     | 5,494  |
| 24    | Dotty's                  | 1,900  |
| 25A   | RedHots Restaurant       | 1,200  |
| 25B   | Real Estate Offices      | 1,200  |
| 26-29 | Available                | 4,035  |
| 30-32 | Brookhaven Market Place  | 23,180 |



| SUITE      | TENANT    | SIZE (SF)        | LEASE TYPE | LEASE RATE              | DESCRIPTION |
|------------|-----------|------------------|------------|-------------------------|-------------|
| 7          | Available | 1,476 SF         | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| 9          | Available | 990 SF           | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| 14         | Available | 1,950 SF         | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| 15         | Available | 1,200 SF         | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| 16         | Available | 2,600 SF         | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| 26-29      | Available | 3,000 SF         | NNN        | \$16.00 - \$18.00 SF/yr | -           |
| Out-Parcel | Available | 1,200 - 3,340 SF | NNN        | Negotiable              | -           |

FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

All information provided herein is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to its errors, omissions, changes, prior sale or lease or withdrawal without notice. Any projections, assumptions, and estimates, are presented as examples and may not represent actual performance. Recipients are encouraged to perform independent investigation of the property presented to their satisfaction.

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



FOR MORE INFORMATION CONTACT:

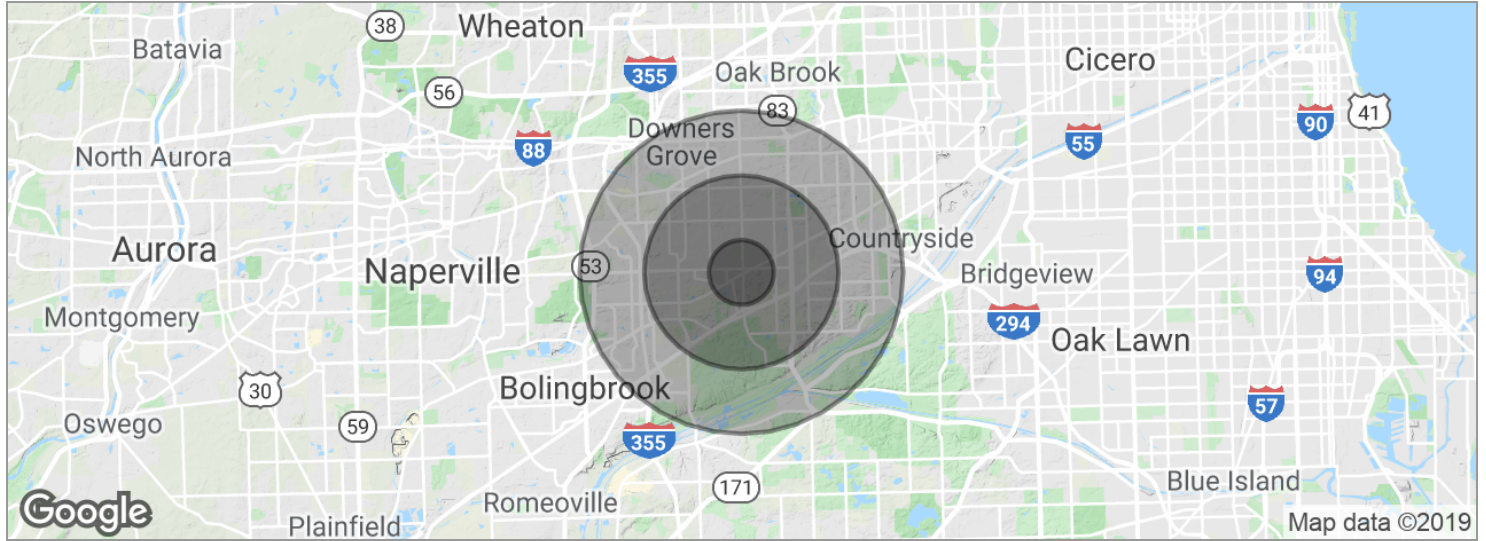
GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



| POPULATION          | 1 MILE    | 3 MILES   | 5 MILES   |
|---------------------|-----------|-----------|-----------|
| Total population    | 11,976    | 92,671    | 220,295   |
| Median age          | 45.4      | 42.2      | 41.2      |
| Median age (Male)   | 43.3      | 40.6      | 39.8      |
| Median age (Female) | 47.1      | 44.0      | 42.5      |
| HOUSEHOLDS & INCOME | 1 MILE    | 3 MILES   | 5 MILES   |
| Total households    | 4,902     | 38,378    | 85,322    |
| # of persons per HH | 2.4       | 2.4       | 2.6       |
| Average HH income   | \$92,457  | \$91,530  | \$113,708 |
| Average house value | \$398,681 | \$403,800 | \$491,667 |

\* Demographic data derived from 2010 US Census

FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

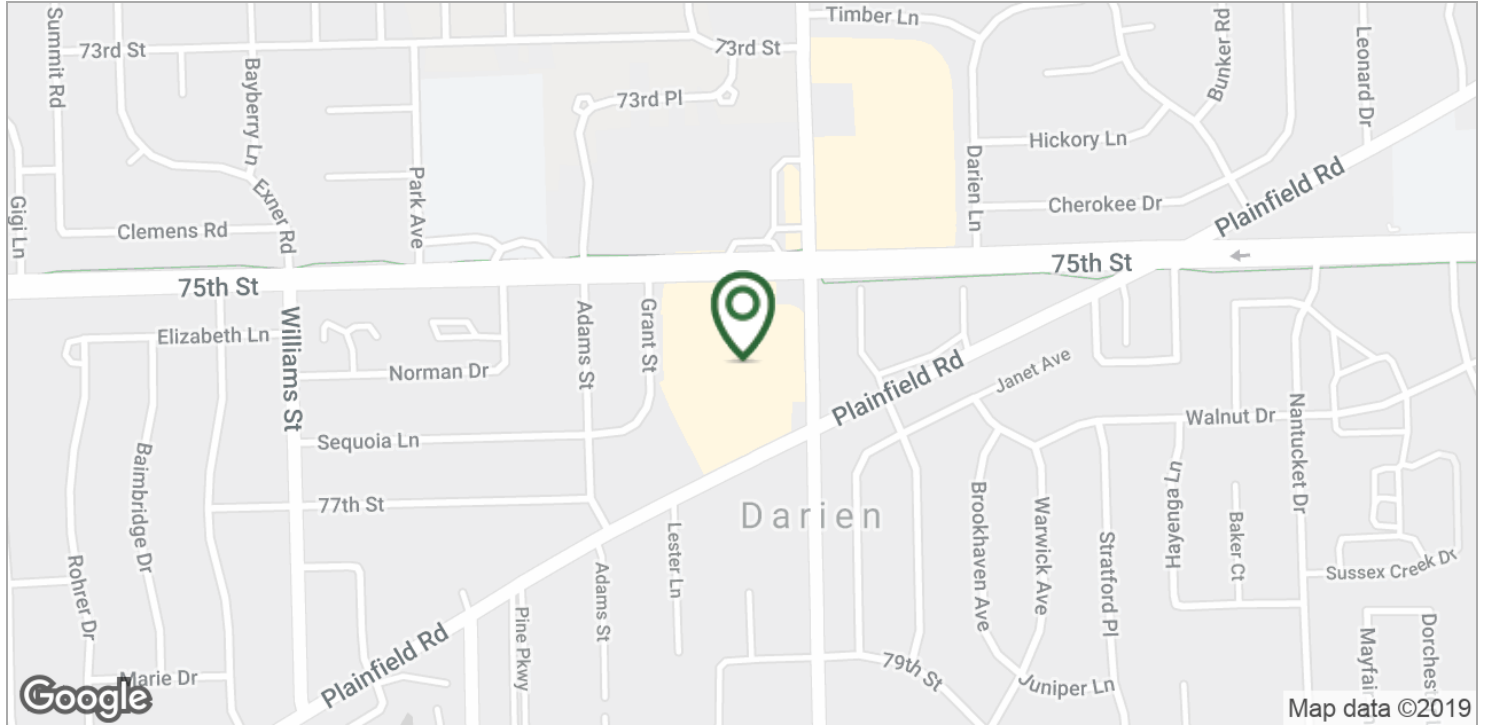
BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM

All information provided herein is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to its errors, omissions, changes, prior sale or lease or withdrawal without notice. Any projections, assumptions, and estimates, are presented as examples and may not represent actual performance. Recipients are encouraged to perform independent investigation of the property presented to their satisfaction.

## BROOKHAVEN PLAZA

7516 S. CASS AVE, DARIEN, IL 60561 // RETAIL PROPERTY FOR LEASE



FOR MORE INFORMATION CONTACT:

GEORGE MANOS  
630.965.6656  
gmanos@horizonrealtyservices.com

BARRY J. MILLMAN  
224.434.2731  
bmillman@horizonrealtyservices.com

HORIZON REALTY SERVICES  
1540 E. DUNDEE ROAD, SUITE 240, PALATINE, IL 60074  
847.870.8585 // HORIZONREALTYSERVICES.COM