

SILVER OAKS

Round Lake Beach, IL 60073

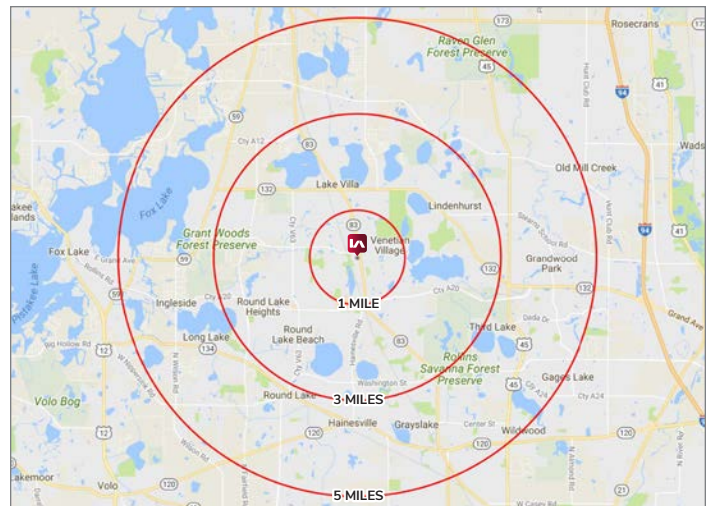


HIGHLIGHTS:

- Spaces Available Between 1,200 SF and 3,600 SF
- Great Pylon Signage Opportunities Available
- Beautiful, Well-Maintained 19,200 SF Shopping Center with More Than 380' of Frontage on the High Traffic Route 83
- Excellent Parking Ratio of 5.72/1,000 SF (103 Stalls Total)
- Join Great Tenants Such as Dunkin' Donuts, Sprint, Vista Physicians Group, and Forest Orthodontics & Pediatric Dentistry
- Center is Shadow Anchored by Walmart Supercenter

TRAFFIC COUNTS:

- Route 83 (Milwaukee Avenue): 19,200 VPD
- Monaville Road: 9,050 VPD



	1 MILE	3 MILES	5 MILES
Estimated Population	8,923	66,627	141,599
Number of Households	2,957	21,978	49,410
Household Income (AVG)	\$96,251	\$88,360	\$96,538
Daytime Population	4,061	32,064	70,482

A. RICK SCARDINO
Principal
rscardino@lee-associates.com
773.355.3040

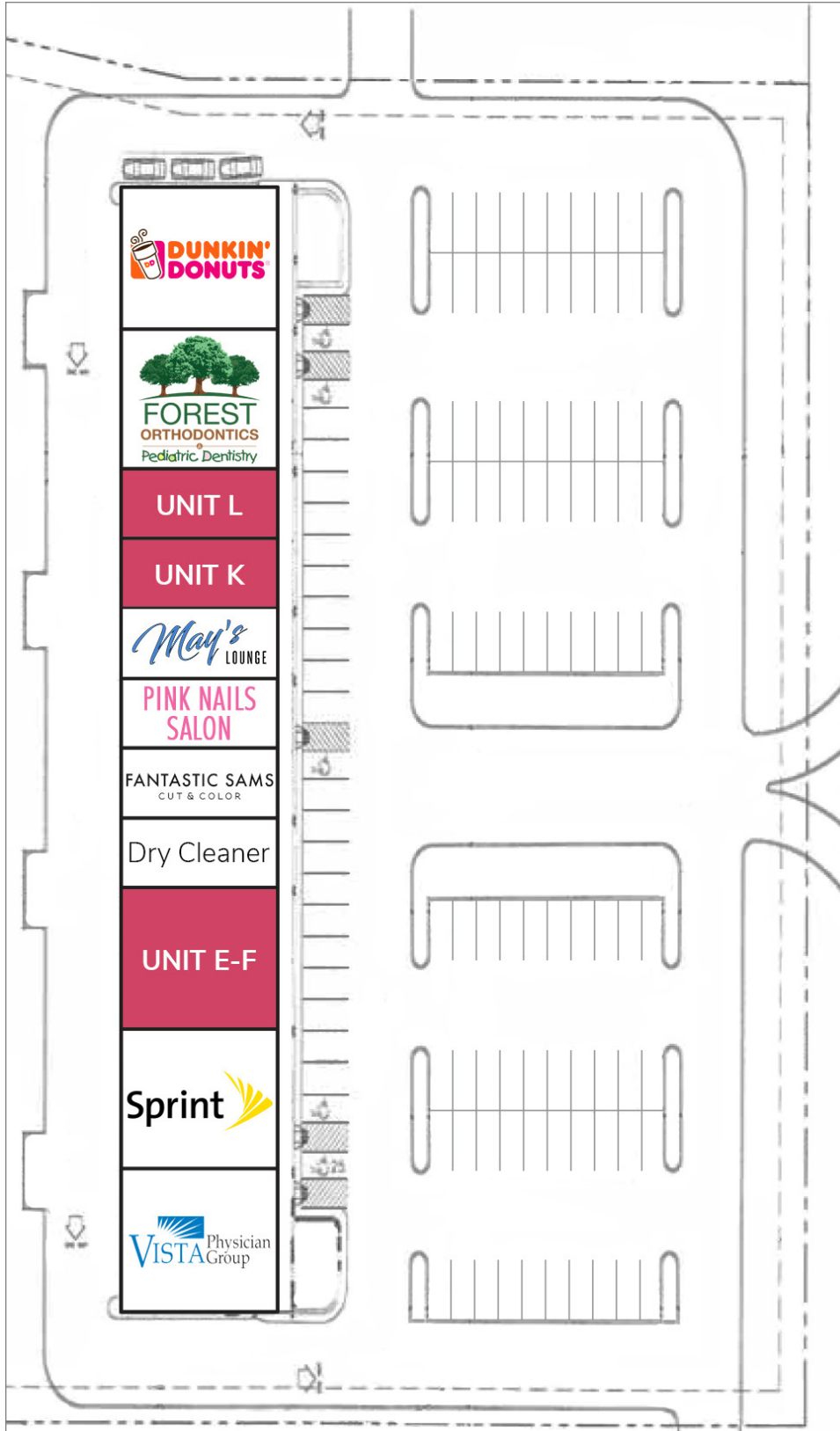
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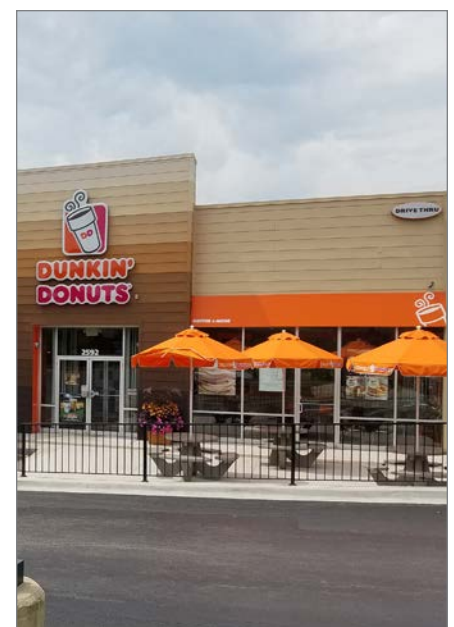
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EXISTING SITE PLAN



UNIT	TENANT	SF
O-P	Dunkin' Donuts	2,400
M-N	Forest Orthodontics & Pediatric Dentistry	2,400
L	AVAILABLE	1,200
K	AVAILABLE	1,200
J	May's Lounge	1,200
I	Pink Nails Salon	1,200
H	Fantastic Sams	1,200
G	Dry Cleaner	1,200
E-F	AVAILABLE	2,400
C-D	Sprint	2,400
A-B	Vista Physicians Group	2,400



SILVER OAKS TENANT SNAPSHOTS



Dunkin Donuts | www.dunkindonuts.com

Dunkin' Donuts is the world's leading baked goods and coffee chain, serving more than 3 million customers each and every day. True to our name, we offer 50+ varieties of donuts, but you can also enjoy dozens of premium beverages, bagels, breakfast sandwiches and other baked goods. Everything we do is about you. We strive to keep you at your best, and we remain loyal to you, your tastes and your time. That's what America runs on.



Forest Orthodontics & Pediatric Dentistry | www.forestorthopedo.com

We're dedicated to healthy smiles at an early age! Forest Orthodontics & Pediatric Dentistry is a one-of-a-kind practice with the ability to treat patients starting at a young age. Our practice philosophy is to provide exceptional orthodontic and pediatric dental care in an environment that helps to put our patients and their parents at ease. Our team approach to dentistry helps to educate and empower the patients in our practice, so they can grow up to have a positive attitude towards oral health care. We strive to make every visit a fun and positive experience, and to build self-confidence in each and every one of our patients as we would want for our own children.



May's Lounge | www.mayslounge.com

Featuring a relaxing and comfortable atmosphere, May's is the place where guests can enjoy an eclectic tasting of gourmet tapas style dishes, accompanied by a seasonal selection of craft beer or wine. May's is designed to create an all-around luxurious, fun, and exciting experience. Meticulous attention is paid to every design detail.



Pink Nails Salon | www.pinknailssalon.com

Pink Nails Salon is dedicated to providing you with the best nail experience and we will do whatever it take to cater to your needs. We provide excellent services, high-quality products, and a peaceful, comfortable salon to pamper your fingers and toes. Enjoy High-Quality Products & Services in a Friendly, Relaxing Environment!



Fantastic Sams | www.fantasticsams.com

We believe that with the right team, the right price and the right products, your perfect salon experience should just fall into place – like the perfect cut. We prove it every day. Opened in 1974 in Memphis Tennessee, today we are on eof the world's largest full-service hair care salons, with over 1,000 locations throughout North America. Whether you're looking for great salon color, salon services for men, or simply a fuss-free affordable haircut, Fantastic Sams delivers every time!



Dry Cleaner

Local area dry cleaner store.



Sprint | www.sprint.com

We help people get better every day. We believe mobile connectivity is the most powerful enabler of progress in the world today. Connectivity helps bring families and friends more closely together, children to get a better education and businesses to be more productive. At Sprint, we help our customers make these connections, allowing them to do more, strive for more and enjoy life to the fullest.



Vista Physician Group | www.vistaphysiciangroup.com

The Vista Physician Group is a team of more than 40 physicians with offices located throughout Lake County Illinois. We focus on treating the patient, not just the disease. Our approach to caring is evidence-based and it is seen in every aspect of our practice, from prevention to diagnosis and treatments. This level of quality and concern is made possible through our philosophy of private, individualized, and personal care using the latest technological advances available. For these reasons, patients travel to visit us from all over the area.

RETAILER AERIAL

