

# Shoppes of Elmhurst

692 W North Ave, Elmhurst, IL 60126



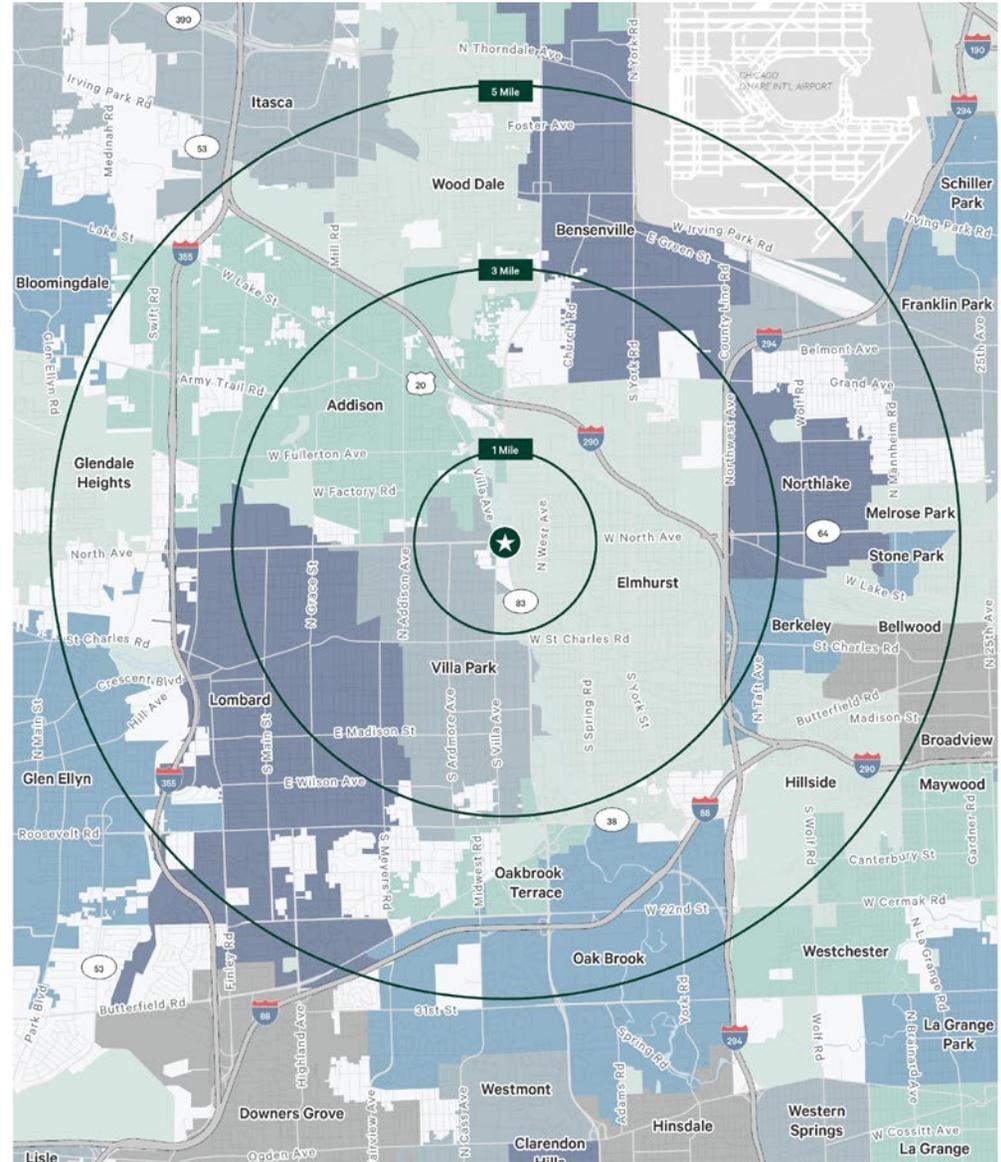
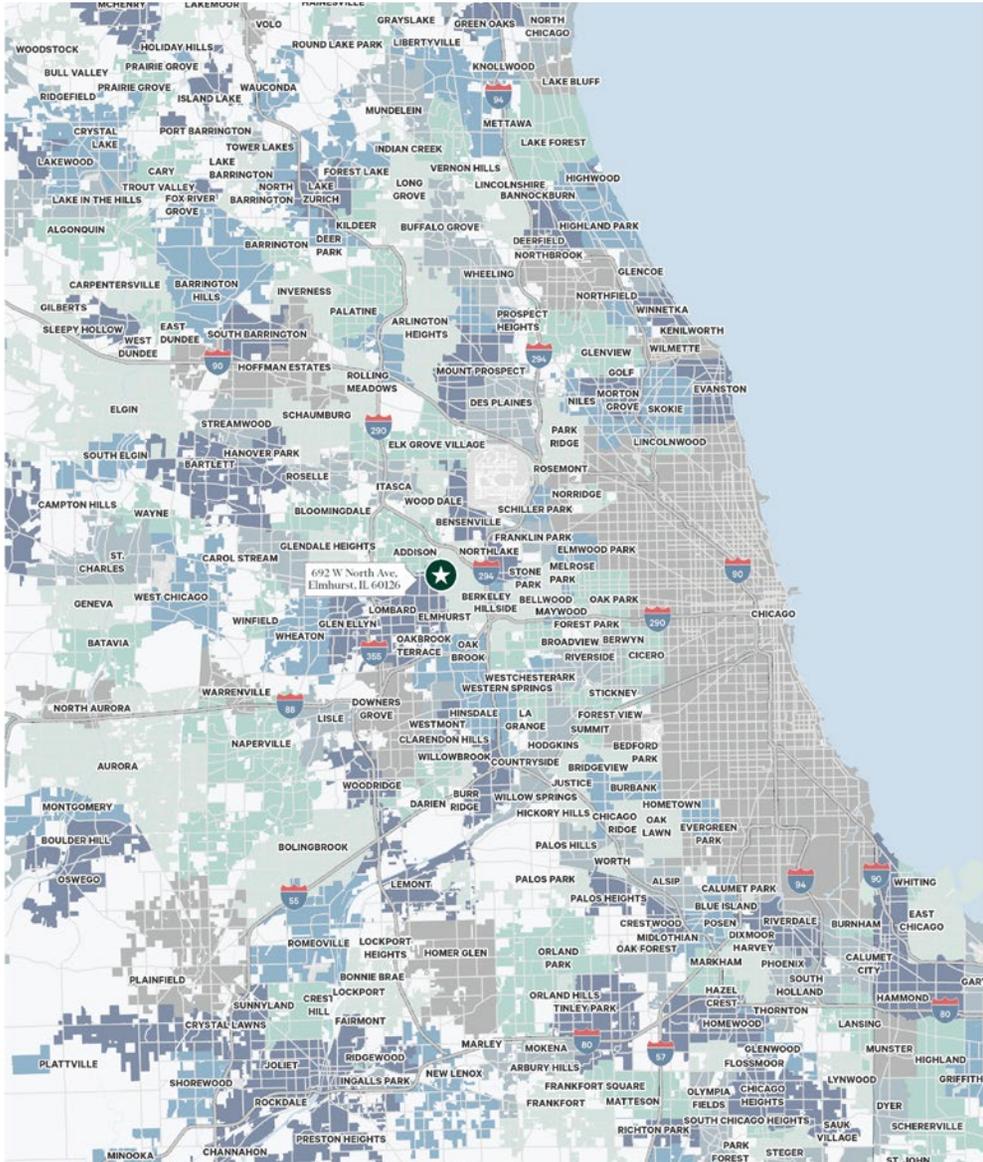
**For Leasing information:**

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**CBRE**

# LOCATION OVERVIEW



**Total Population**  
**111,562**  
 3 Miles



**Households**  
**40,126**  
 3 Miles

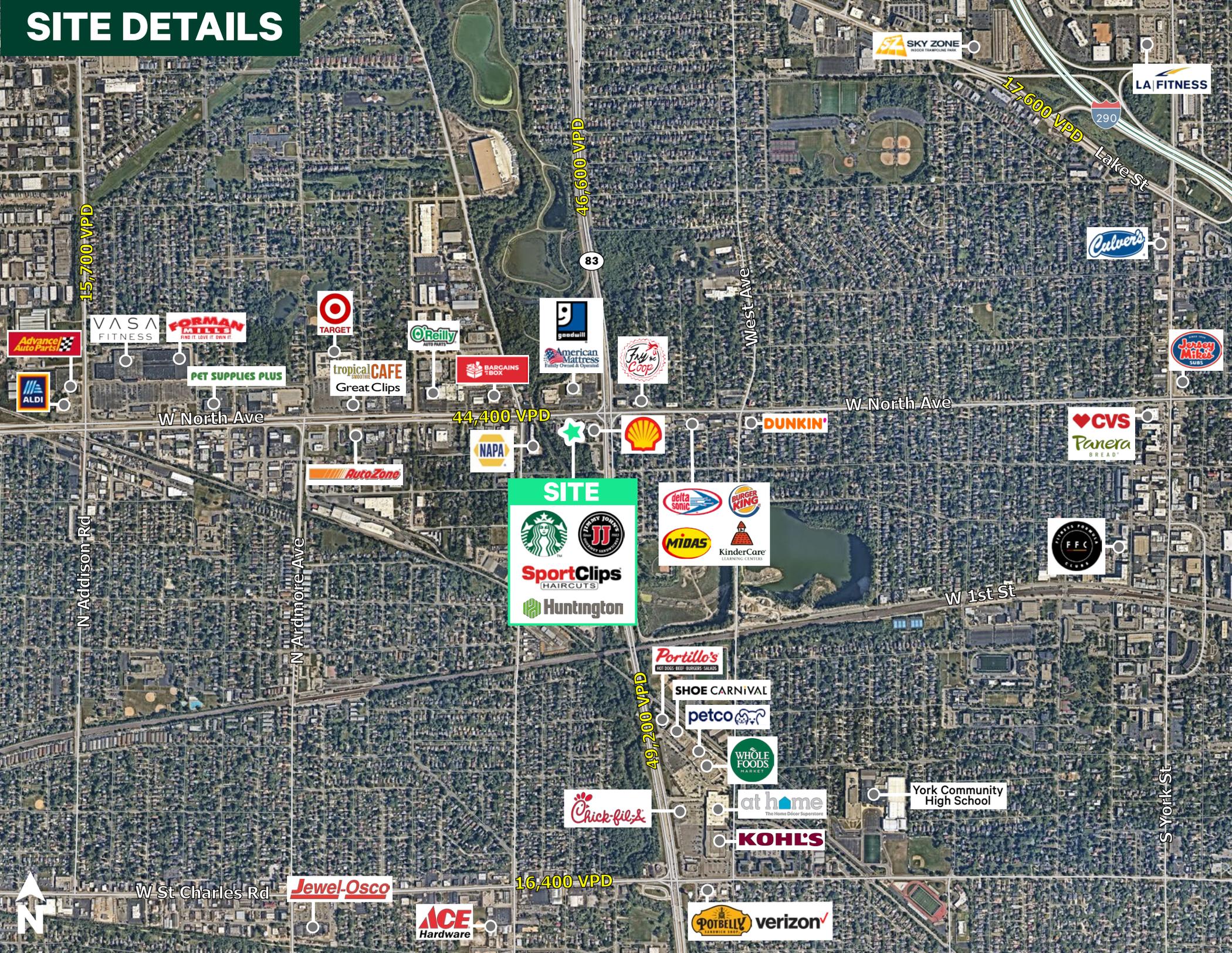


**Average HH Income**  
**\$135,286**  
 3 Miles

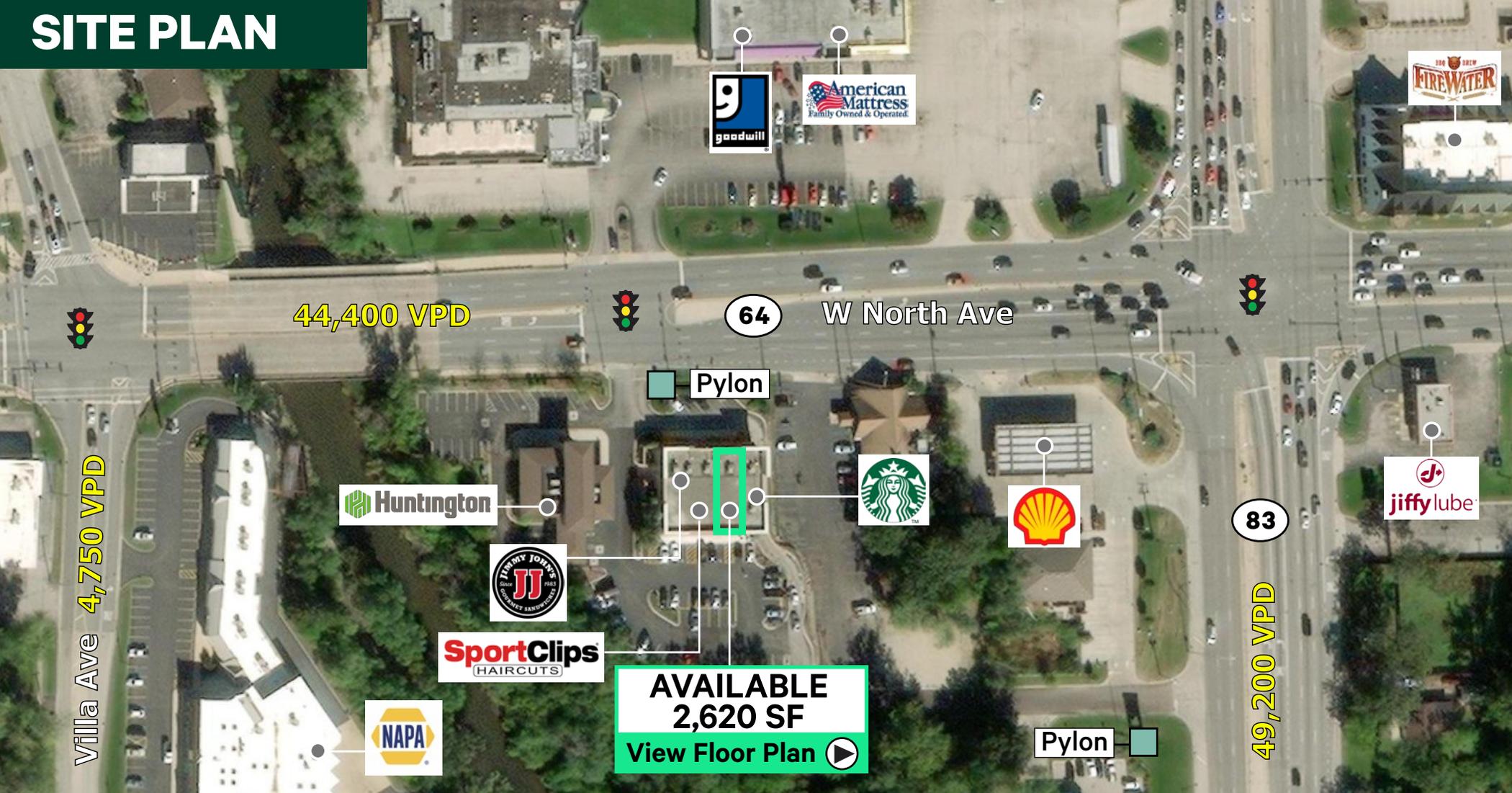


**Daytime Population**  
**110,041**  
 3 Miles

# SITE DETAILS



# SITE PLAN



## + HIGH QUALITY STRIP CENTER

- 2,620 SF clean vanilla box
- Anchored by Starbucks

## + EXCELLENT VISIBILITY

- Direct Frontage on North Ave – 44,400 VPD
- Pylon signage Available on both North Ave and Rte 83

## + INCREDIBLY BUSY INTERSECTION

- 93,600 Vehicles Per Day
- Accessible from both North Ave and Rte 83

## + GREAT DEMOS IN HIGHLY DESIRABLE TRADE AREA

- 111,562 within 3 miles
- \$135,286 Avg HH Income
- Join Nearby Retailers in Target, Whole Foods, Kohl's, At Home and more!

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## Exclusive Leasing Agent:

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**CBRE**

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