HOFFMAN PLAZA

North Roselle Road & Golf Road Hoffman Estates, Illinois







| Total Rental Area Size: Anchor Tenants: Jewel-Osco Burlington | 146,263 SF | N Rose E Golf | elle Road | 35,800 VPD 42,500 VPD 38,600 VPD |
|------------------------------------------------------------------------|------------|-----------------------------------------|--------------------------------------------|---------------------------------------------|
| Primary Demographics 2021 Population 2021 AHI 2026 AHI | | 1 Mile 15,017 \$91,848 101,632 | 3 Mile 94,568 \$111,269 \$123,870 | 5 Mile 239,712 \$115,538 \$120,877 |

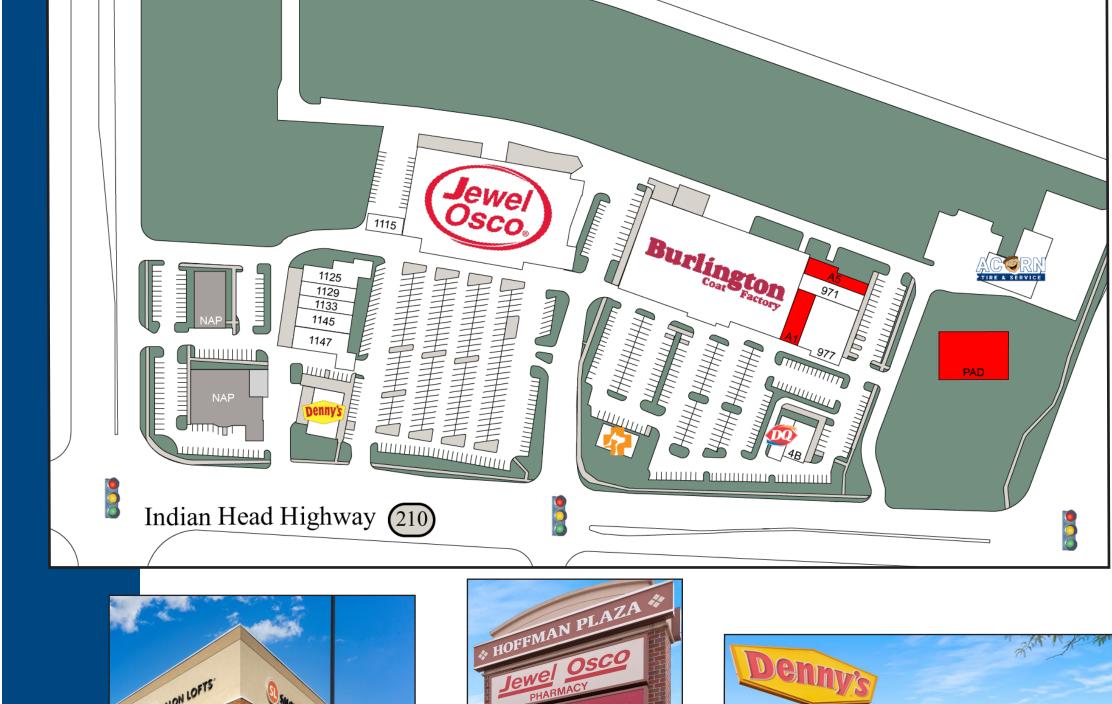
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- Ѧ Hoffman Plaza b<u>enefits</u> from an ideal location within a dominant retail corridor and between two fully signalized intersections: Golf & Roselle Rd. and Roselle & Higgins Rd. The combined traffic counts amount to over 116,000 vehicles per day. All three primary thoroughfares give the property great connectivity to the surrounding trade area including I-90 one mile north and Woodfield Regional retail corridor to the east.
- Jewel-Osco's long standing presence in the center continues to draw loyal customers to the property. The recent addition of Burlington and the availability of two out-parcels, which could be subdivided, provide opportunities for restaurants and retailers seeking to enter this indemand area.
- The center is well positioned in an area with a dense and highly educated population. In addition, the northwest suburban corridor contains the largest concentration of office space in all of suburban Chicago with an estimated 70,000 day-time population in a three-mile radius.

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| TENANT: | SUITE | SF: |
|--------------------------|-------|---------|
| | ID: | |
| Jewel-Osco | 1069 | 47,715 |
| Burlington | 1009 | 50,000 |
| Acorn Tire and Service | 100 | 8.300 |
| Illinois Eye Care Center | 1115 | 2,000 |
| Convert 2 Cash | 1125 | 3,750 |
| Ban Nai | 1129 | 2,500 |
| Sabrina's Cafe | 1133 | 2,000 |
| Joy Teriyaki | 1145 | 3,000 |
| Korean BBQ Hut | 1147 | 4,000 |
| Denny's | 1175 | 3,660 |
| VIP Cafe | 971 | 1,420 |
| Salon Lofts | 977 | 3,926 |
| AVAILABLE | A1 | 2,095 |
| AVAILABLE | A5 | 3,556 |
| Banfield Pet Hospital | PAD3 | 4,000 |
| Dairy Queen | 4A | 2,471 |
| Schaumburg Express Care | 4B | 1,870 |
| AVAILABLE | PAD | TBD |
| TOTAL: | | 146,263 |
| | | |









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