



23,500 SF
anchor space for lease
round lake court

260 e rollins rd / round lake beach, il

www.cbre.us/rhc

EXCLUSIVE LISTING AGENTS

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features

Anchor Space Available

- 23,500 SF

Strong Co-Tenants

- Join Kohls, Famous Footwear, Dollar Tree, Hallmark, Chilis

Regional Shopping Destination

- Near Regal Cinemas, Home Depot, PetCo, Meijer, LA Fitness, Hobby Lobby, Jewel/Osco and more

Great Access and Signage

- Two traffic light access points
- Two large pylon signs
- 33,000 VPD Traffic Counts

Excellent Demographics

- \$90,000+ Average Income
- 148,000 people within 5 miles



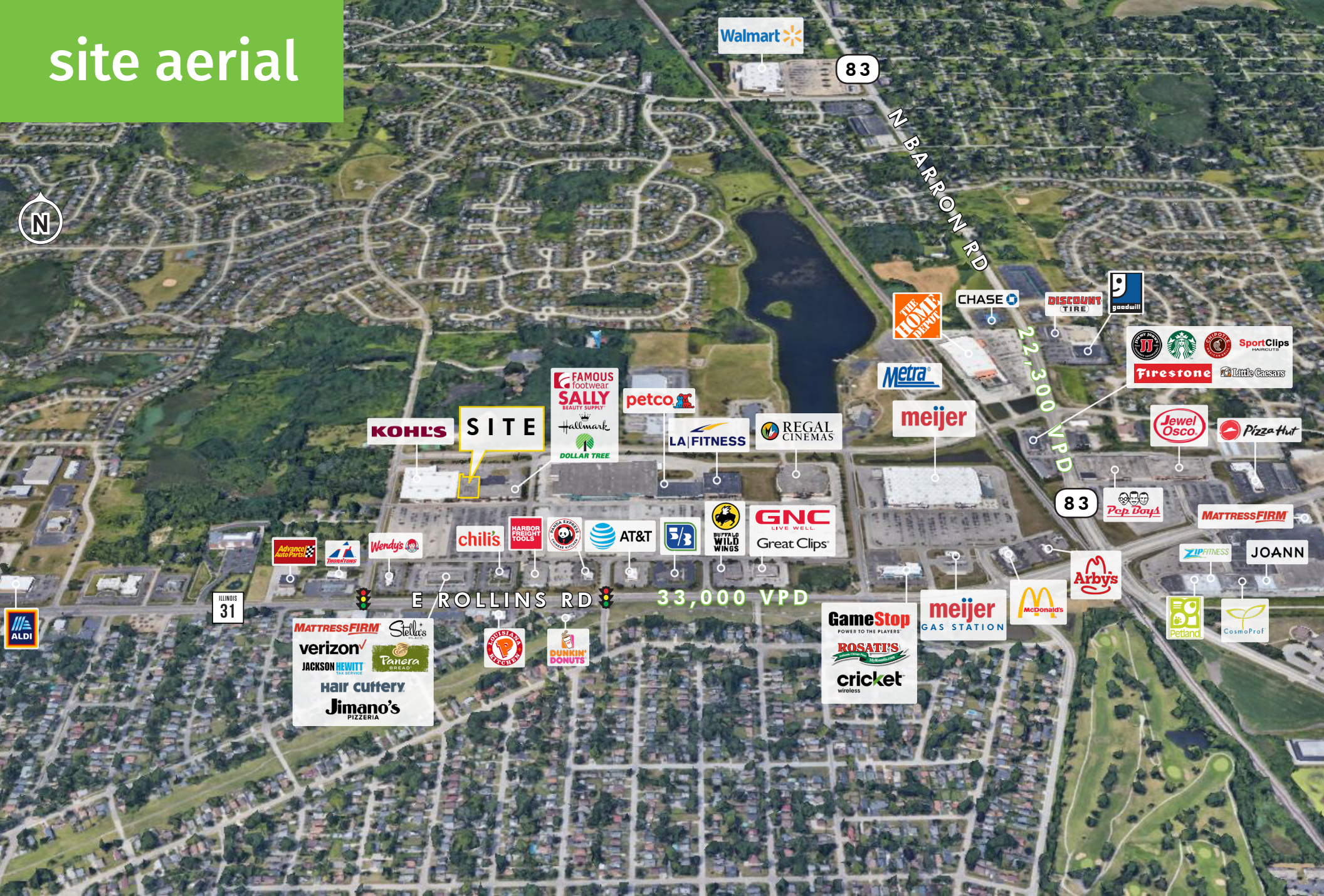
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site aerial



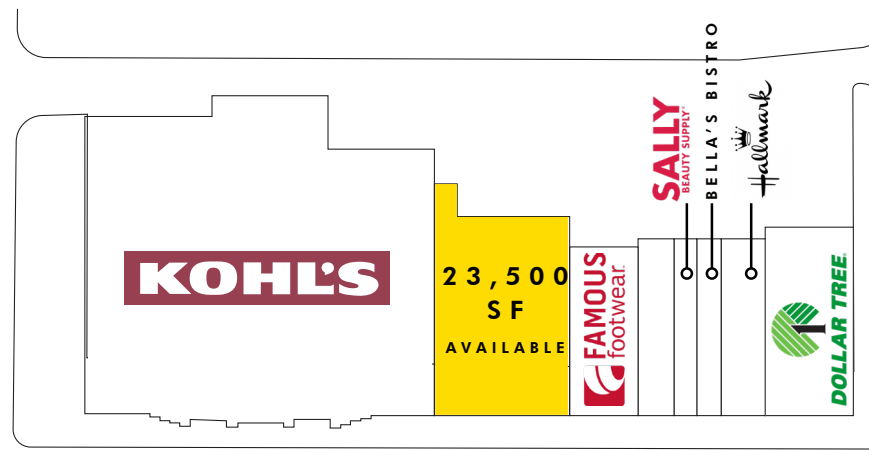
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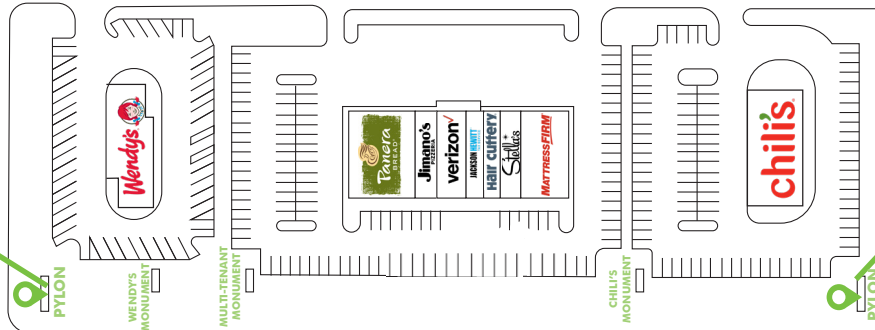
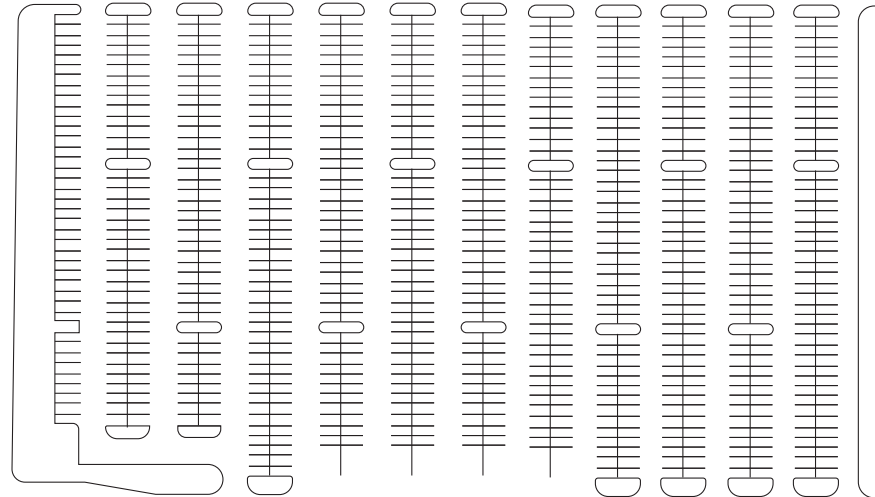
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site plan



ORCHARD LANE



ROLLINS ROAD 33,000 VPD

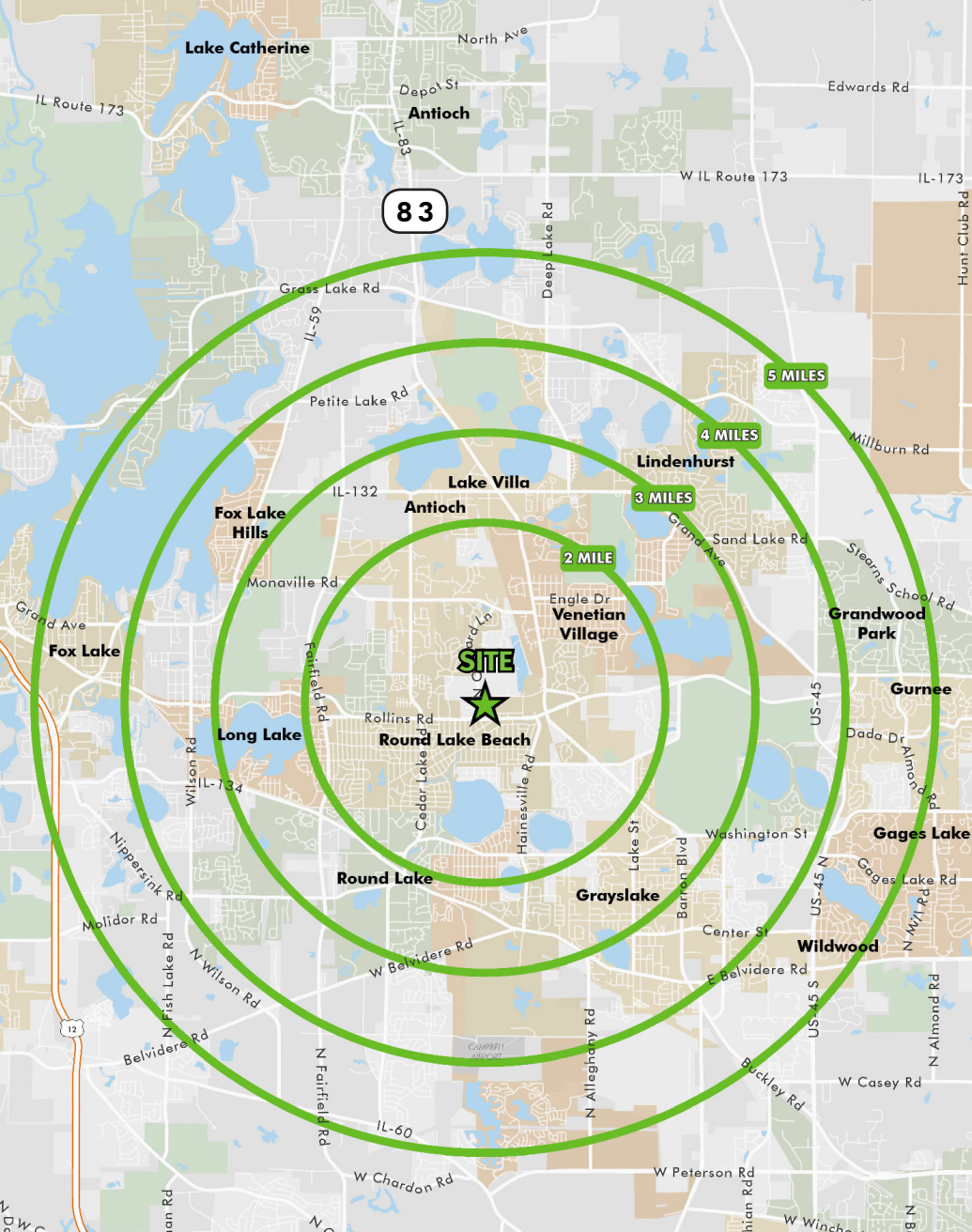


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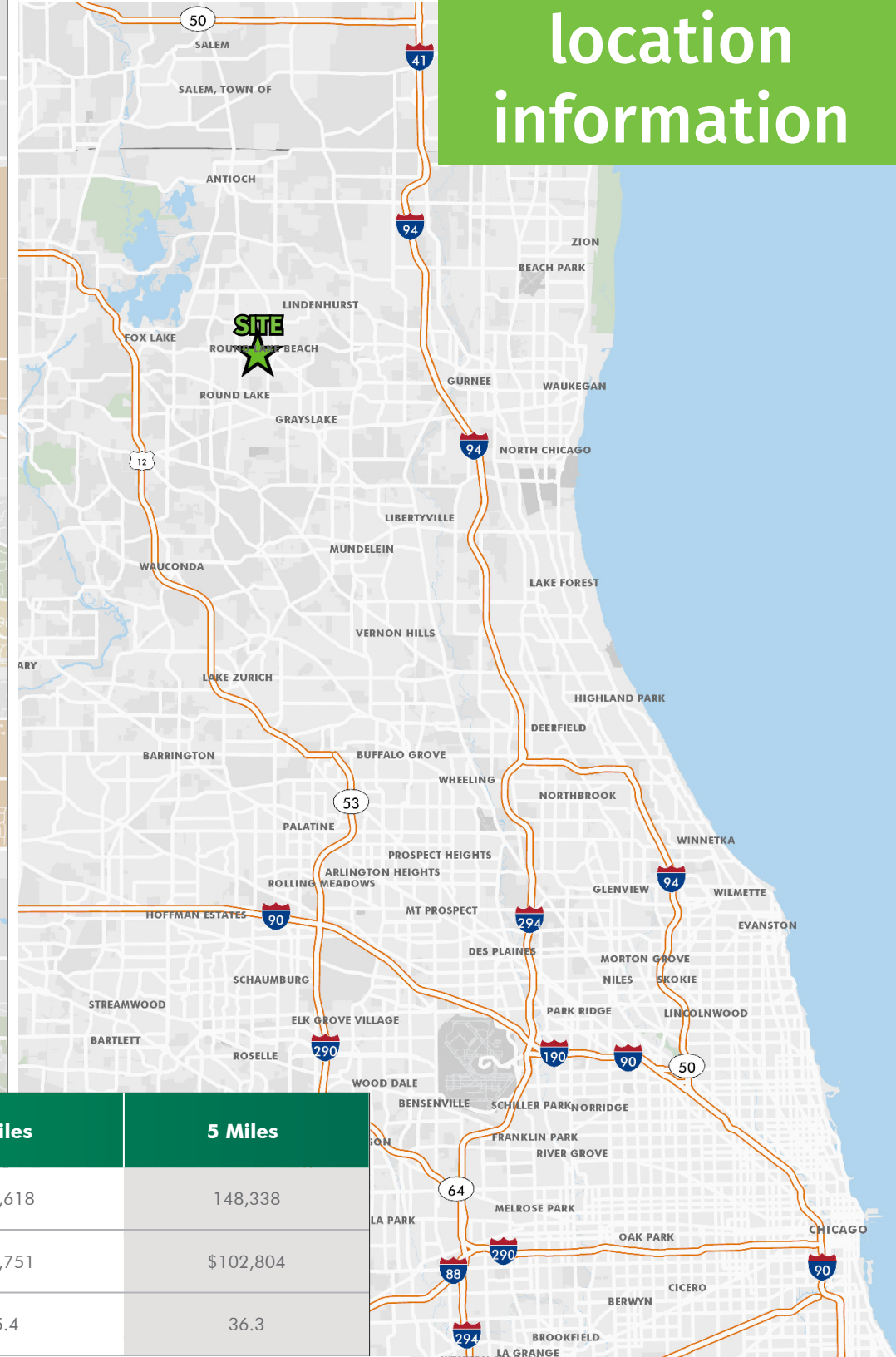
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Estimated Demographics	2 Miles	3 Miles	4 Miles	5 Miles
Population	45,719	72,773	110,618	148,338
Average HH Income	\$88,172	\$92,357	\$96,751	\$102,804
Median Age	33.3	34.3	35.4	36.3



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