

# 1540 E. Northwest Highway

PALATINE, IL 60074

## For Lease

RETAIL SPACE



- ▶ Directly across the street from the 326-acre proposed new home of the Chicago Bears
- ▶ ±3062 SF free standing fast food restaurant with drive-thru available for lease
- ▶ Close proximity to IL-53
- ▶ Across the street from Arlington Park Metra station (Union Pacific Northwest line)
- ▶ Area tenants include McDonald's, Dunkin', Orbit Skate Center, Soccer City Palatine, and more

### DEMOGRAPHIC SUMMARY

	1 Mile	3 Miles	5 Miles
Estimated Population	11,233	130,858	288,050
Daytime Population	11,507	139,968	336,702
Estimated Households	4,640	52,256	115,052
Estimated Average Household Income	\$109,584	\$114,435	\$110,774

#### DOUG RENNER

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#### MARK FREDERICKS

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## SITE PLAN



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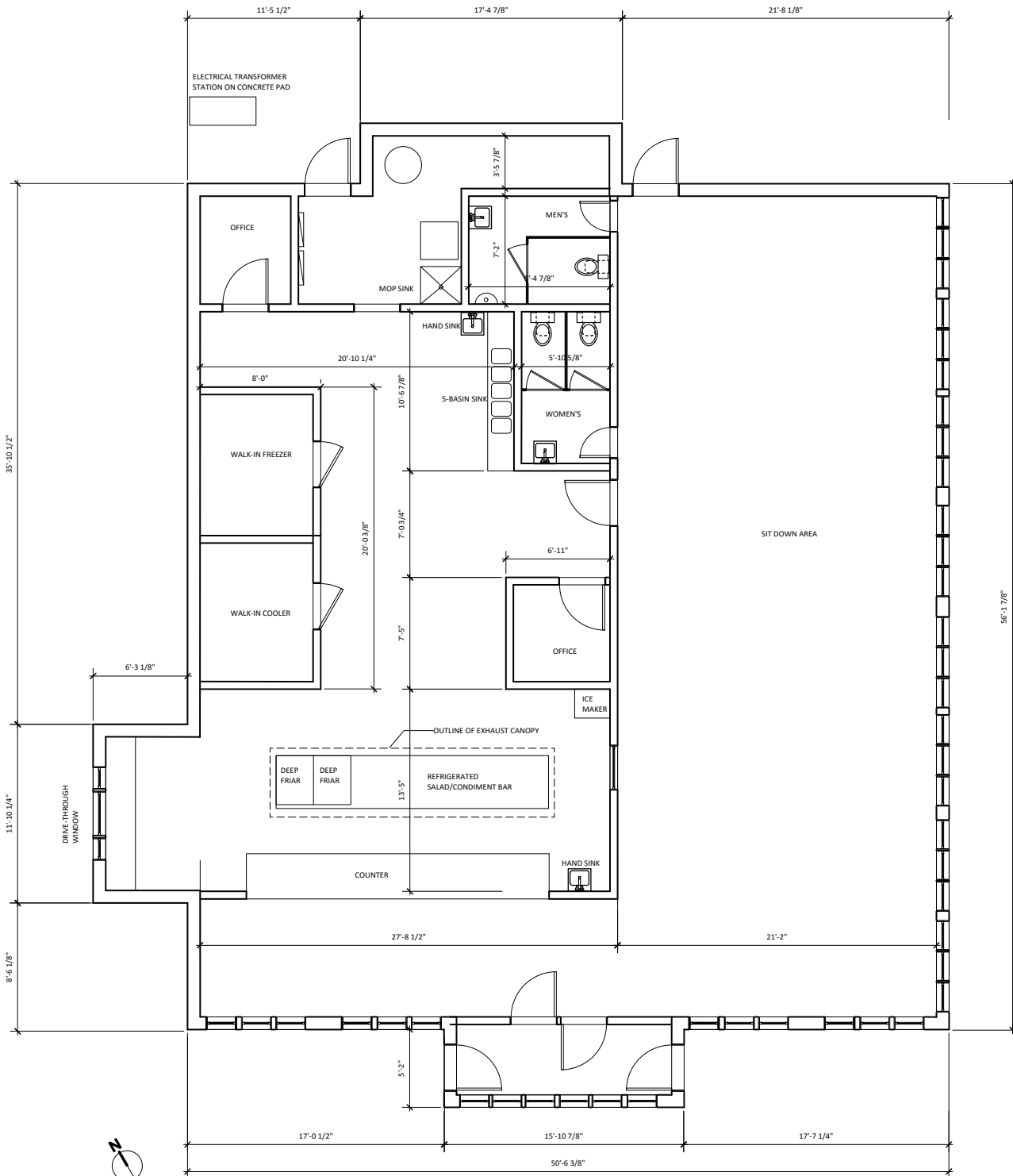
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## AS BUILT PLAN



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1540 E Northwest Hwy  
Palatine, IL

STATE HWY 53

98,300 VPD

NORTHWEST HWY

safeguard self storage

UNITED STATES POSTAL SERVICE

ORBIT ICE ARENA

20,700 VPD

Metra The way to reality, ty.

Arlington Park

1540 E Northwest Hwy

W OAKTON ST

MCDONALD'S

K Auto Repair & Tire Shop  
Jimmy D's District

Wayne's Pizza

15,800 VPD

gerbers COLLISION & GLASS

Arlington Cat Clinic

Northwest Community Hospital  
489 Beds



Northwest Rehabilitation

### Proposed New Home for the Chicago Bears

New Bears stadium proposed at 326-acre former Arlington Racetrack

Starbucks  
Honey-Jam Cafe Breakfast Lunch

EUCLID AVE

22,200 VPD

14,900 VPD

Cook County Circuit Court

11,500 VPD