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# **Sample Lincolnshire Retail Survey**

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# 430 Milwaukee Ave - Oak Tree Corners



Location: **Oak Tree Corners  
North Office Cluster  
Central North Submarket  
Lake County  
Lincolnshire, IL 60069**

Center Type: **Retail/Storefront**  
Bldg Status: **Built 1967**

Center Size: **22,500 SF**  
Typical Floor Size: **11,250 SF**  
Stories: **2**

Developer: -  
Management: **Gladstone Group I, Inc.**  
Recorded Owner: **MB Financial Bank, T# 3456**

Total Avail: **2,192 SF**  
% Leased: **90.3%**  
Total Spaces Avail: **2**  
Smallest Space: **460 SF**  
Bldg Vacant: **2192**

Expenses: **1997 Tax @ \$1.50/sf; 1994 Ops @ \$3.94/sf**

Parcel Number: **15-15-400-070, 15-15-400-071**

Anchor Tenant(s): **Associated Pediatrics LTD., Bridgeview Bank, Farmers Insurance Group, Lincolnshire Dry Cleaners**

Amenities: **Banking, Signage**

Parking: **50 Surface Spaces are available; Ratio of 2.22/1,000 SF**

Floor	SF Avail	Floor Contig	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Type
P 1st	1,109	1,109	1,109	\$25.00N/nnn	Vacant	Negotiable	Direct
P 2nd	460 - 1,083	1,083	1,083	\$17.50G/fs	Vacant	Negotiable	Direct

## Building Notes

- \* Tenant controlled HVAC
- \* Close proximity to public transportation, hotels, shopping and restaurants
- \* Adjacent hotel
- \* Great location at Route 22 and Milwaukee Ave (Route 21)

## 430 Milwaukee Ave - Oak Tree Corners(cont'd)

