



FUTURE  
RETAIL BUILDING  
IN FRONT OF  
WOODMAN'S &  
ADVOCATE

# Lakemoor Commons

SWC ROUTE 12 & ROUTE 120  
LAKEMOOR, IL 60051

**A·R·C**  
REAL ESTATE



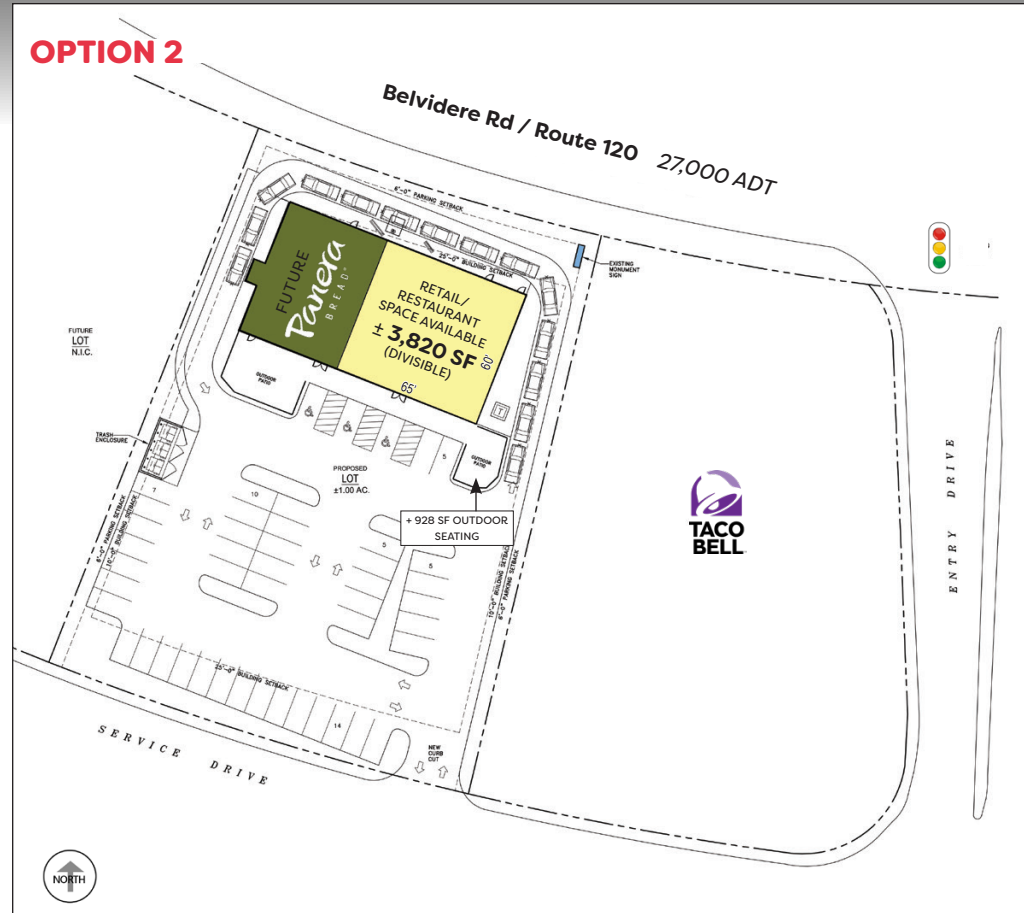
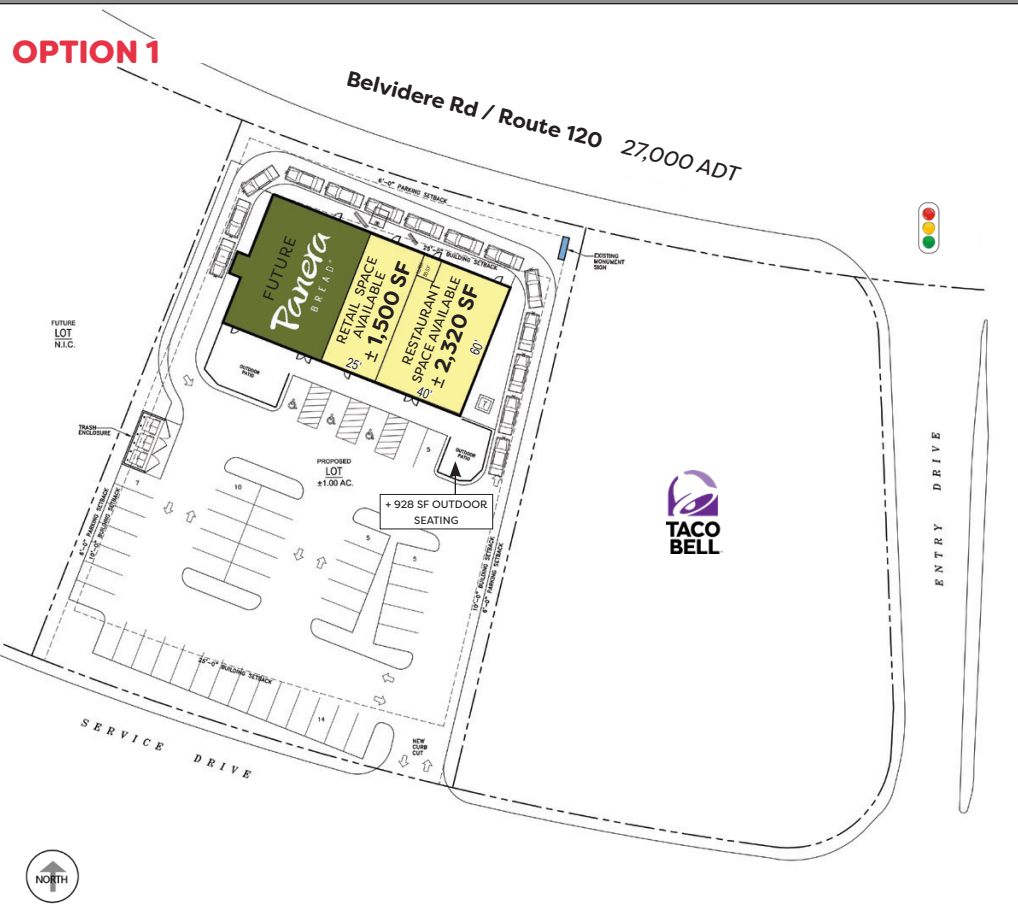
## SPACE AVAILABLE

OPTION 1 ± 1,500 SF (retail) & ± 2,320 SF (restaurant) plus ± 928 SF outdoor seating

OPTION 2 ± 3,820 SF (restaurant/retail) plus ± 928 SF outdoor seating

## SITE SUMMARY

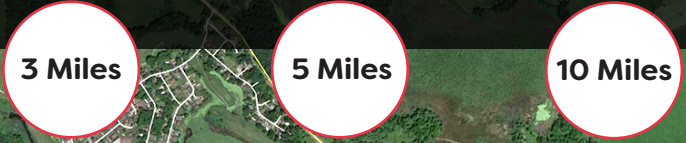
- Join this Woodman's location, which is the 2<sup>nd</sup> Ranked Grocer in Illinois, with over 2 Million visitors a year.
- Tremendous traffic on both the north-south and east-west corridors: Route 12: 28,400 ADT; Route 120: 27,000 ADT
- Strategically positioned to draw from many nearby communities, Lakemoor, Volo, Fox Lake, Wauconda, Round Lake & McHenry.





# Lakemoor Commons

<b>Total Population</b>	22,790	95,078	370,835
<b>Average HH Income</b>	\$150,474	\$129,779	\$149,148
<b>Daytime Population</b>	15,493	68,603	317,006



**Remington North Village of Volo**  
181 Single Family Homes Under Construction

**The Glens of Lakemoor**  
31 Townhome Buildings with 34 Units Approved

**Meadow Apartments**  
560 Multi-Family Units Approved

**Rockwell Place**  
227 Single Family Homes Approved & Platted

**Savannah of Lakemoor**  
75 Single Family Homes

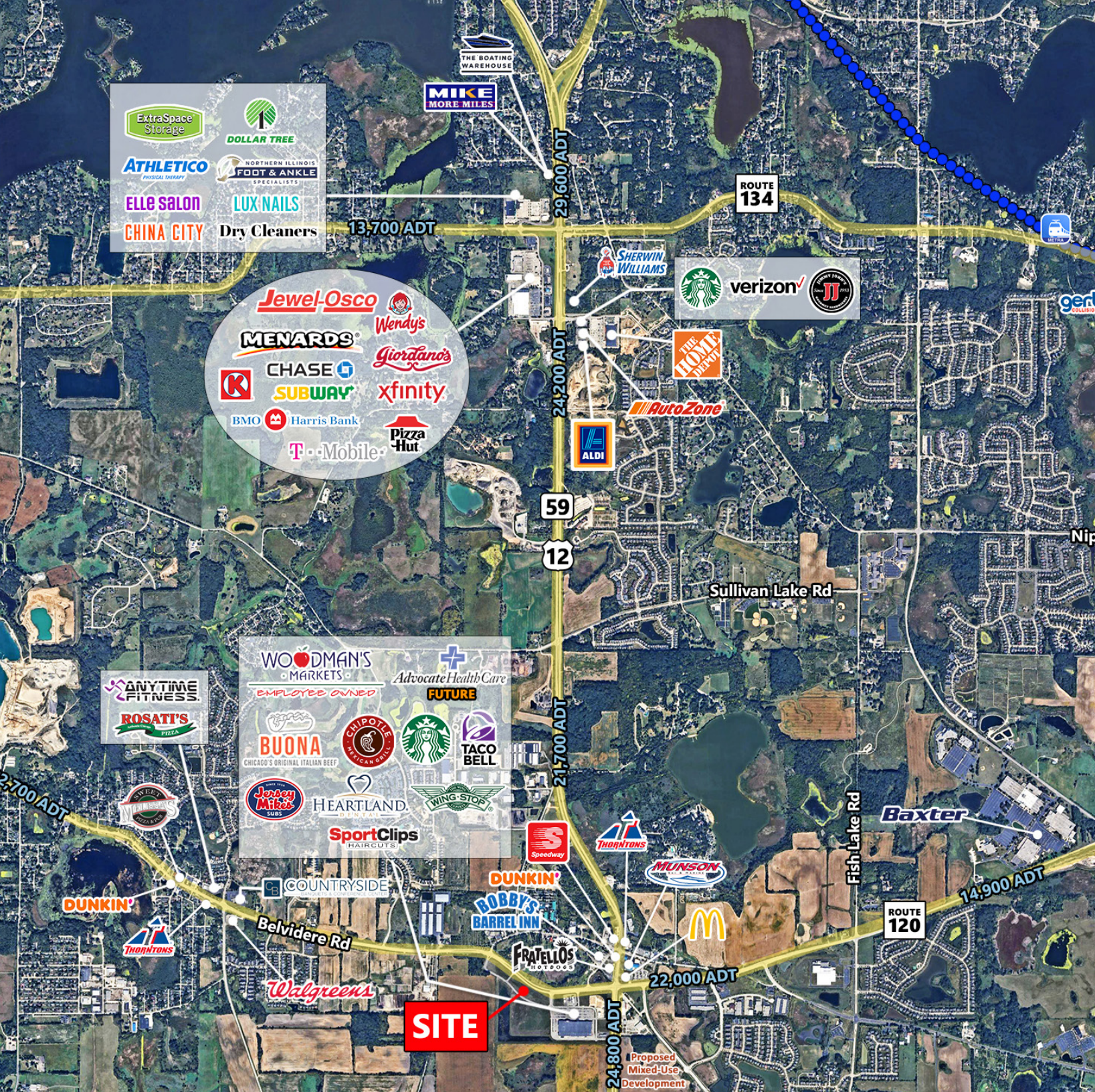
**LAKEMOOR CROSSINGS**  
WOODMAN'S MARKETS  
EMPLOYEE OWNED

**Townhomes of Lakemoor**  
8 Townhome Buildings with 34 Units Approved

**SITE**



# Lakemoor Commons



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**REALTY RESOURCES**  
 MEMBER