

FOR SALE

FORMER MACY'S

1000 Spring Hill Mall, West Dundee, IL



FOR SALE

FORMER MACY'S

1000 Spring Hill Mall | West Dundee, IL



BUILDING SIZE 123,269 SF (2 Stories)

LAND SIZE 9.60 AC

PARKING 673 Surface Parking Spaces

YEAR BUILT 1980

ZONING B-2 PDD Regional Business Planned Development District

PIN 03-22-301-010

TAXES \$97,950.98 (\$0.79 PSF)

SITE SUMMARY

- Strong Anchor Position fronting Higgins Rd.
- Former Macy's at Spring Hill Mall, the enclosed regional retail and entertainment destination for the far Northwest Chicago suburbs, surrounded by young, affluent neighborhoods, and centrally located in a fast-growing community.
- Spring Hill Mall underwent a \$40 million-dollar renovation in 2016, introducing a 35,000-square-foot Cinemark theater, new restaurants, and exciting national retailers.
- 5 minutes to I-90 (Jane Addams Tollway)

CO-TENANCY



TRAFFIC COUNTS

Higgins Rd / Route 72 — 24,800 VPD

Western Ave / Route 31 — 24,500 VPD

DEMOGRAPHICS

	3 Miles	5 Miles	7 Miles
Total Population	55,375	162,133	257,079
Average HH Income	\$93,756	\$95,320	\$100,921
Daytime Population	27,594	56,919	88,381

FOR SALE

FORMER MACY'S

1000 Spring Hill Mall | West Dundee, IL

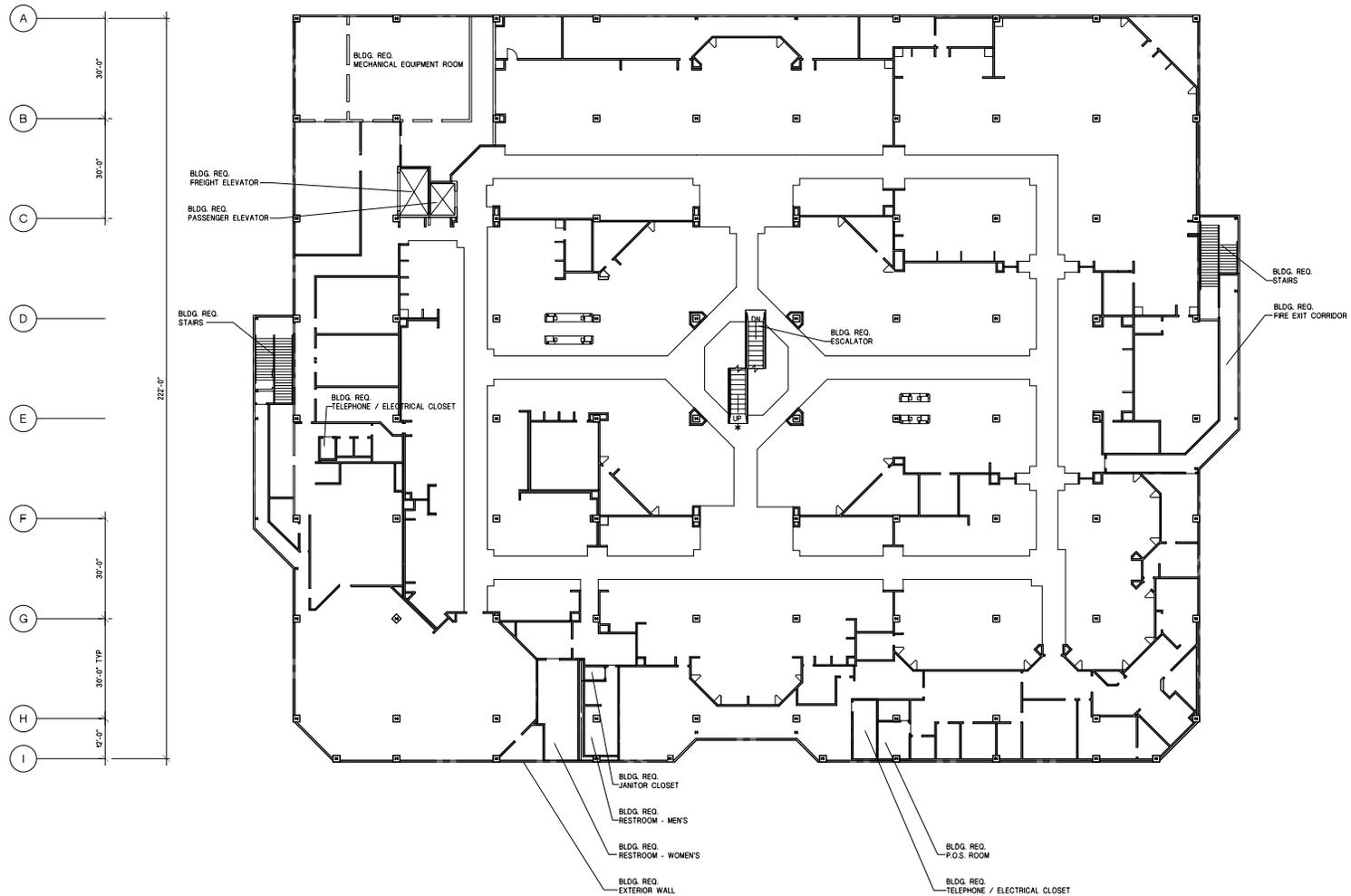
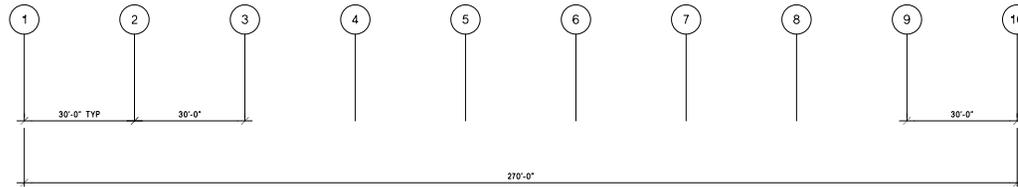


FOR SALE

FORMER MACY'S

1000 Spring Hill Mall | West Dundee, IL

2ND FLOOR
62,224 SF

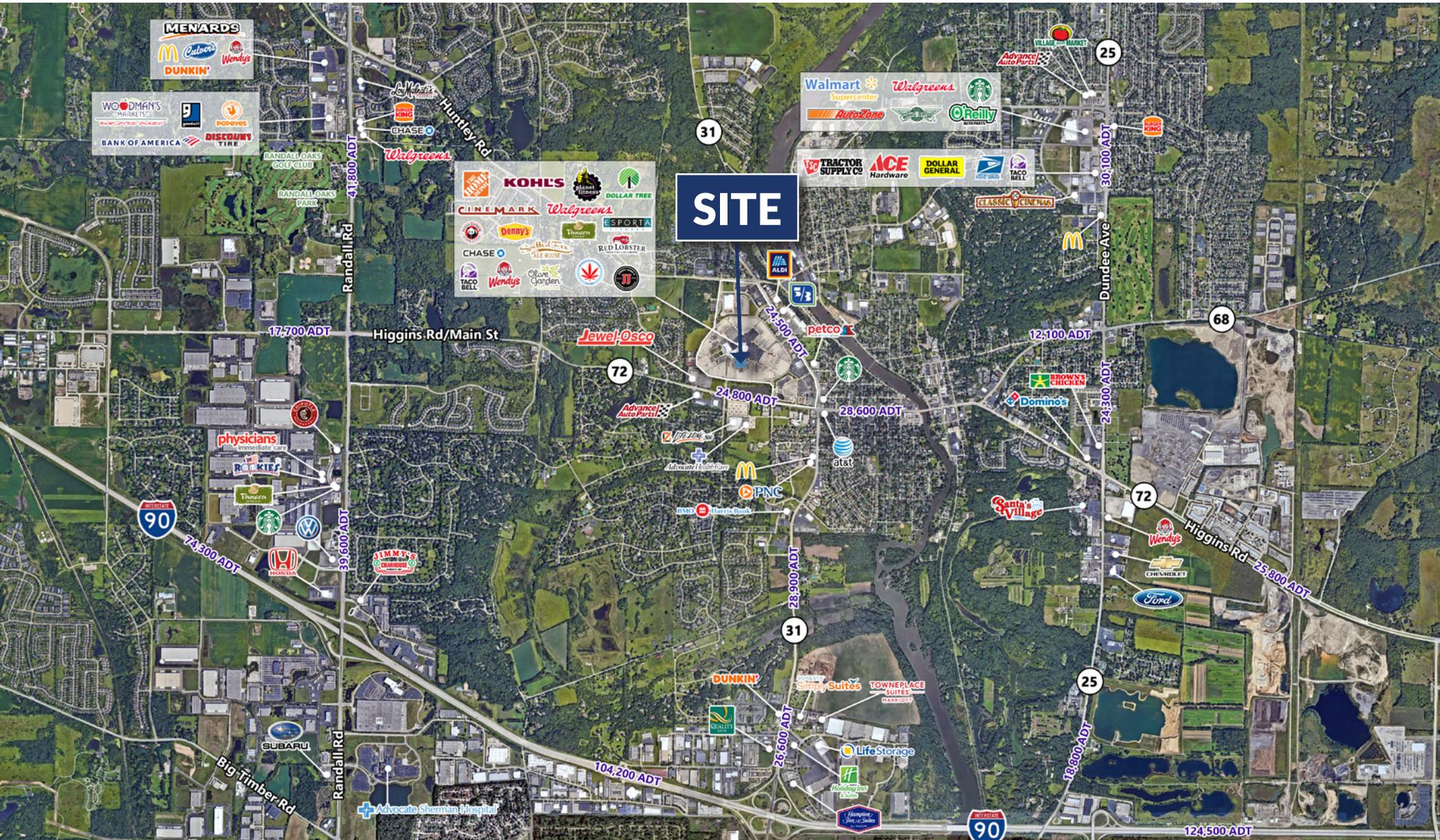


FOR SALE

FORMER MACY'S

1000 Spring Hill Mall | West Dundee, IL

A·R·C
REAL ESTATE



MATT CAVANAGH
matt@arcgrp.com
630.908.5694

ANDY ROBBINS
arobbins@arcgrp.com
630.908.5707

© 2022 ARC Real Estate. All information is from sources believed reliable, not independently verified, and thus subject to errors, omissions, and modifications such as price, listing, square footage, rates and commissions. All information, estimates and projections subject to change, market assumptions, unknown facts and conditions, and future potentialities. ARC Real Estate makes no express or implied representations or warranties, as facts and results may vary materially from all information, estimates and projections. All renderings presented are conceptual.

REALTY RESOURCES
MEMBER