

ANCHOR, JR. ANCHOR, & RESTAURANT PAD OPPORTUNITIES WITHIN A PREMIER MIXED-USE DESTINATION

WATERS EDGE REDEVELOPMENT

5689 Northwest Highway | Crystal Lake, IL 60014

ANCHOR &
JUNIOR ANCHOR
OPPORTUNITY

OPENING
SPRING 2026

RESTAURANT PAD
UP TO
7,500 SF

ENDCAP
AVAILABLE
2,000 SF

OPENING
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RESTAURANT PAD OPPORTUNITY

Up to 7,500 SF available for a signature dining concept

ENDCAP AVAILABLE

2,000 SF

PHASE II DEVELOPMENT

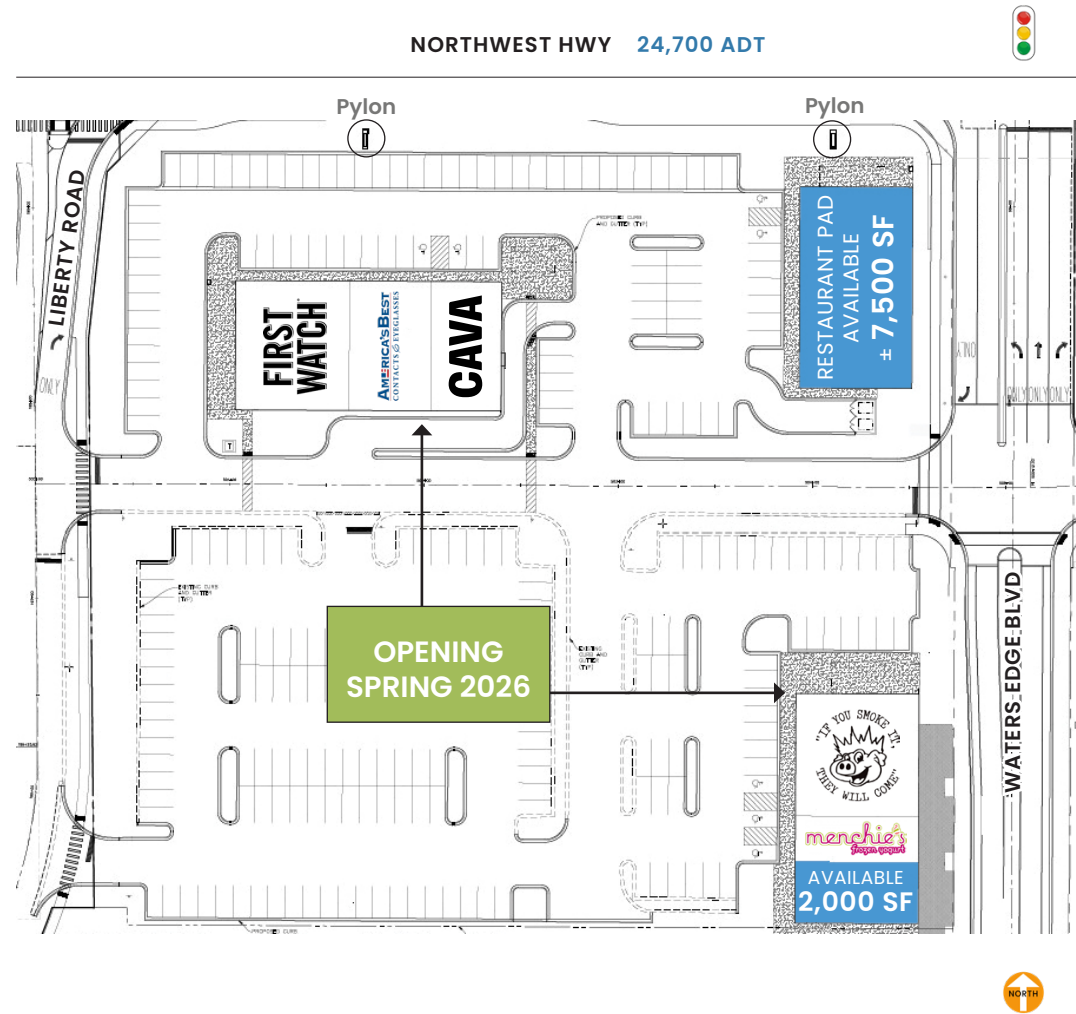
Up to 50,000 SF Jr Box & 5,000-10,000 SF Multi-tenant

A TRANSFORMATIVE MIXED-USE ENVIRONMENT

- Anchored by a new luxury apartment community with 260+ residences
- Built-in customer base with strong income profiles
- Thoughtfully designed to blend residential, retail, and dining in a cohesive, walkable setting

MARKET ADVANTAGES

- Positioned within Crystal Lake's established retail corridor
- Exceptional visibility and presence along Northwest Highway
- High household density and strong demographics
- Surrounded by national brands, employment centers, and affluent neighborhoods
- Multiple access points and excellent visibility for both local and regional draw



DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	3,657	53,581	125,857
Average HH Income	\$95,519	\$123,478	\$139,002
Daytime Population	11,166	54,637	109,008

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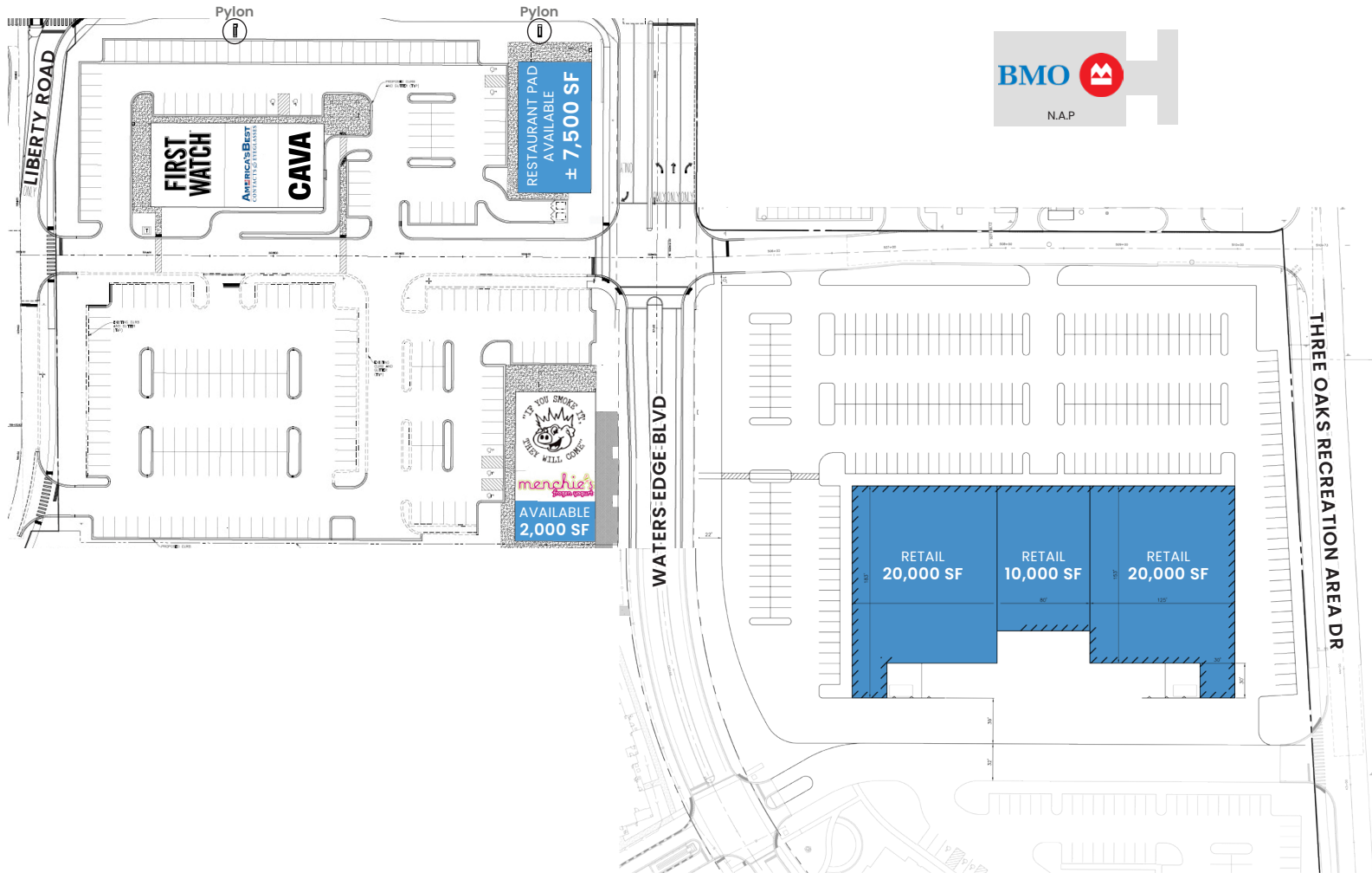
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OPTION I

NORTHWEST HWY



24,700 ADT



WATERS EDGE REDEVELOPMENT

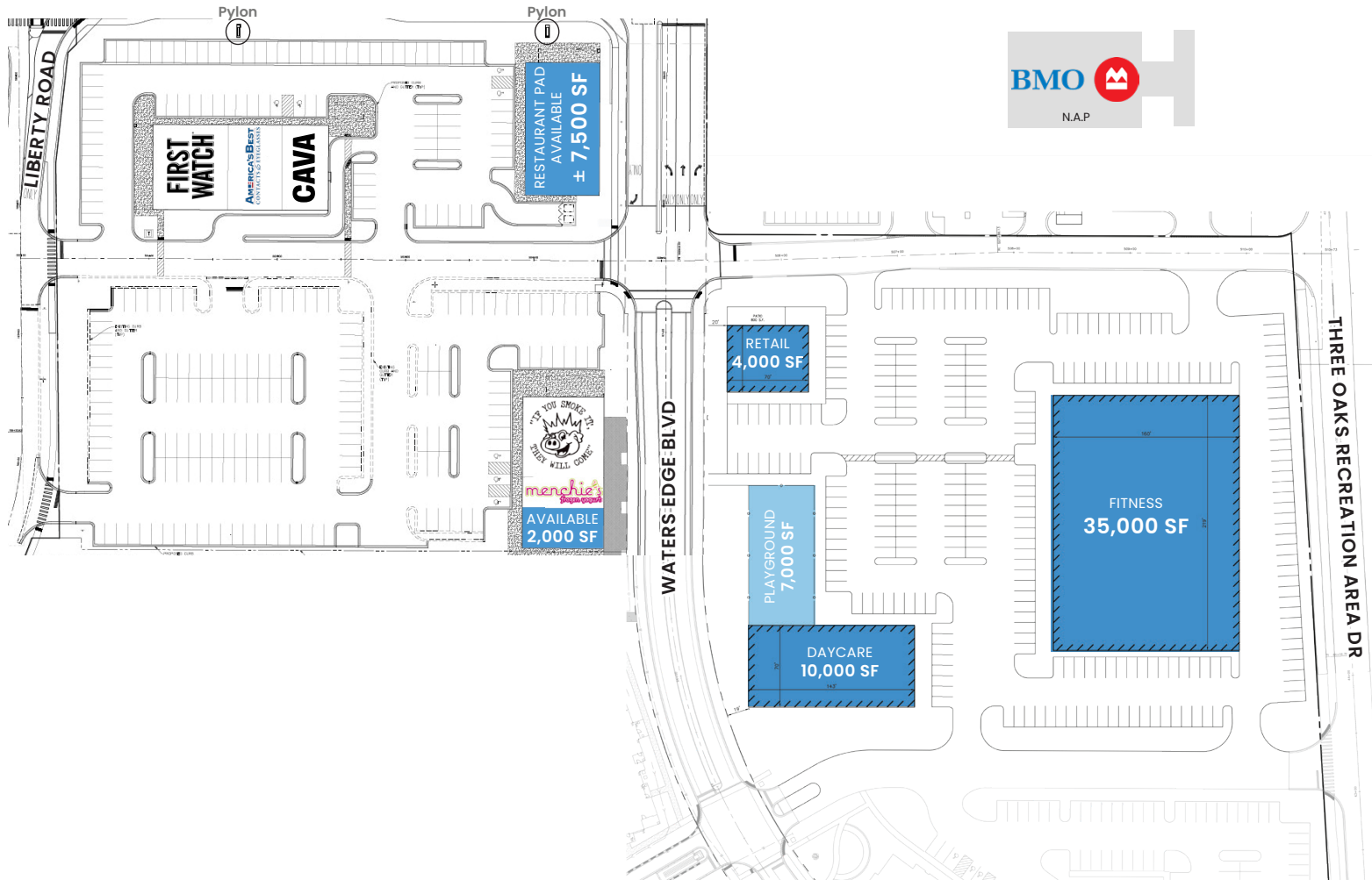
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FOR MORE
INFORMATION,
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