



Rilly's Point

12371 Derby Road Lemont, IL





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Site Plan Summary

GLA: 15,633 square feet

Available: 1,222 square foot endcap
Up to 2,500 square foot inline

Lot Size: 2.46 Acres

Parking: Ample

Traffic Counts: 8,000 VPD McCarthy Road
14,000 VPD Archer Ave
4,000 VPD Derby Road

Access: Full Access from Derby Road
Drive and McCarthy Road

Signage: Large monument sign on
Archer Ave



#	TENANT	SF
A	AVAILABLE	1,222
B	Moonlight Nails & Spa	1,174
C	Stoffel & Tomazin Dental	1,637
D	Welcome to Cleaners	1,286
E	3 Corners Grille	5,000
F	AVAILABLE	1,669
G	Paris 21	1,245
H-I	Dunkin Donuts	2,400



CAN BE COMBINED WITH UNIT F



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1,222sf endcap

1,669sf inline



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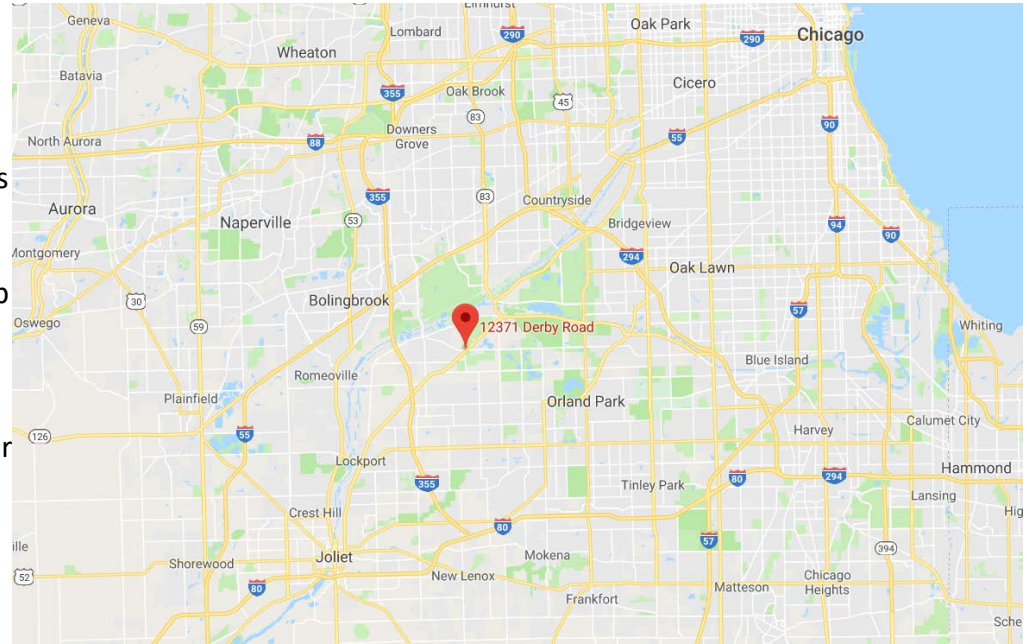
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Market and Property Summary

Rilly's Point is located in the high household income southwest suburb of Lemont, IL. Lemont is less than 30 miles from the Chicago CBD.

Rilly's Point is anchored by the very busy 3 Corners Grill & Tap and Dunkin Donuts. Other area retailers include CVS, Walgreens, Aldi, Target Starbucks, AT&T, Verizon and Starbucks. Rilly's Point is minutes away from Cog Hill Golf & Country Club and is a phenomenal neighborhood retail center with all brick construction.

Rilly's Point is ideal for hair salon, fitness center, office use, sandwich shop and other retail that benefit from the highly visible location.



Contact Information:

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Demographics:

	1 Mile	3 Mile	5 Mile
Population:	4,495	28,726	74,225
Daytime Population:	2,714	19,199	53,834
Avg. HH Income:	\$129,898	\$117,214	\$117,874