



Rosemont

MULTI-TENANT RETAIL BUILDING
9500-9520 WEST HIGGINS RD, ROSEMONT, IL
FOR LEASE



Rosemont

PROPERTY HIGHLIGHTS

- Premier Location in Super-Regional Corporate Corridor
- Proximity to 19 Hotels (5,488 Rooms) and 14 Fine-Dining Restaurants
- Former Restaurant w/Patio Available (8,337 SF)
- Small Shop Demising Options for 2,550 - 3,250 SF

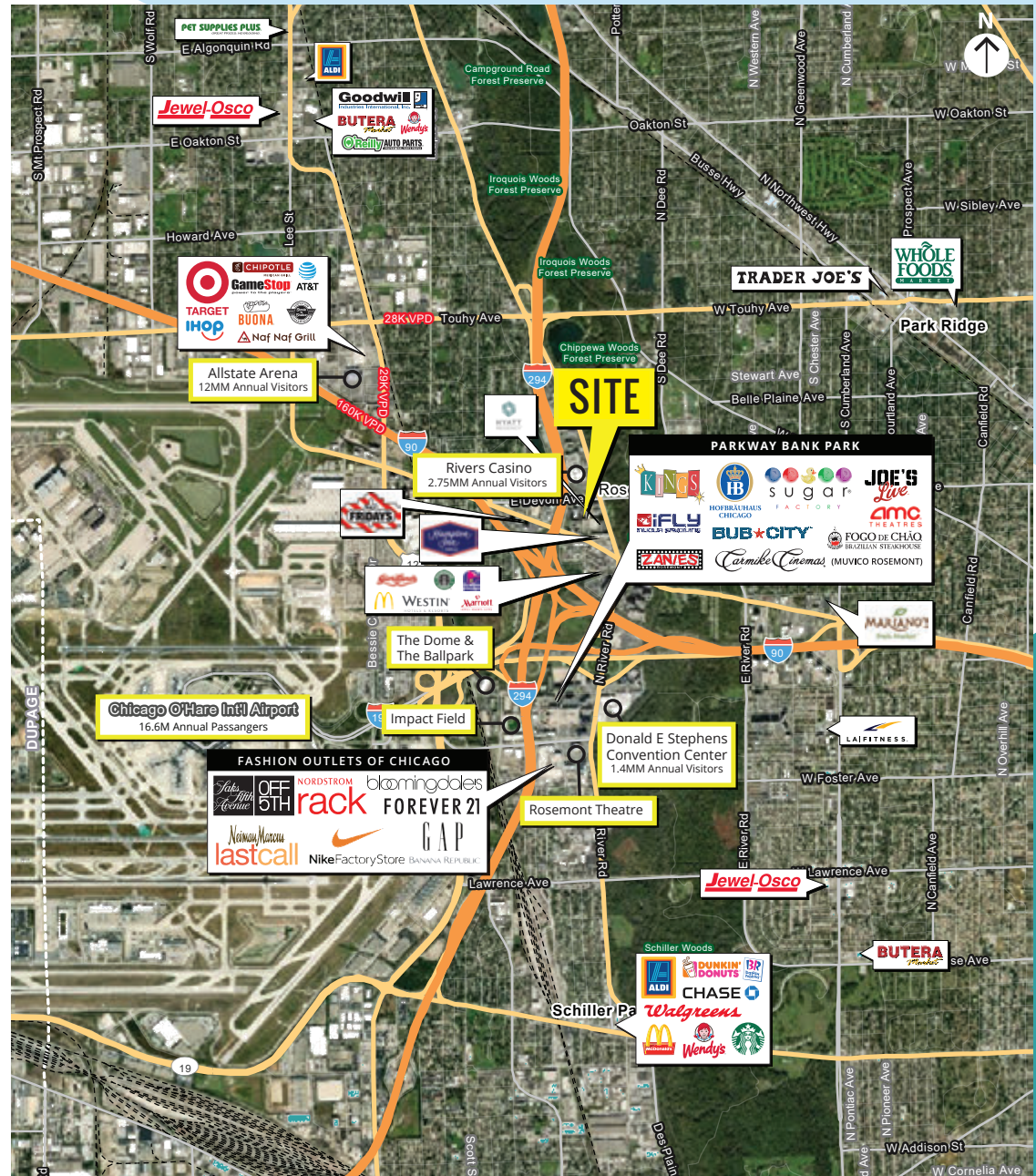
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	359,530	1,905,666	6,158,763
DAYTIME POPULATION	357,235	1,484,465	5,251,226
HOUSEHOLDS	141,787	721,643	2,410,899
AVG HH INCOME	\$104,414	\$112,010	\$115,432

TRAFFIC COUNTS

I-294 NORTHBOUND	85,226 VPD
I-294 SOUTHBOUND	71,425 VPD
W HIGGINS RD	34,542 VPD
N RIVER RD	22,361 VPD

AREA TENANTS INCLUDE

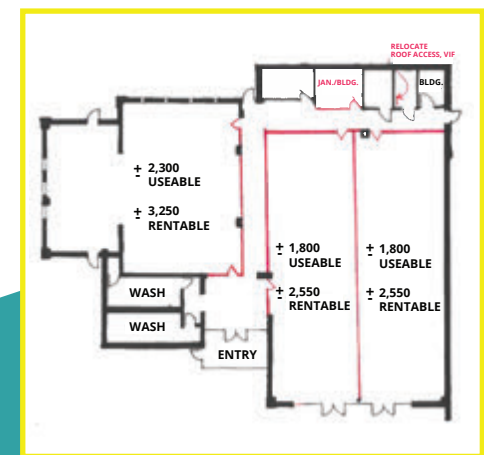




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Suite #	SF
#9520 (2nd Gen Restaurant)	8,337
#9520 (Demising Plan)	2,550 - 3,250



LEASING CONTACTS

SHARON BAR-SHALOM

SBARSHALOM@METROCRE.COM

847.780.1299

HANNAH PERL

HPERL@METROCRE.COM

847.849.1026



WWW.METROCRE.COM

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