



property highlights

- ❖ 10 acre 55,000 sq. ft. development
- ❖ Adjacent to Target
- ❖ 26,800 cars per day
- ❖ Full access traffic signal at Vertin
- ❖ 2,500 sq. ft. available next to new Armanetti Beverage Mart
- ❖ 2,000 sq. ft. Plug & Play fully equipped office with, kitchen, office furniture and CAT 5 network
- ❖ 2,000 sq. ft. fully built out retail end-cap space
- ❖ Over 37,000 estimated population growth west of I-55
- ❖ Route 59 Monument signage available

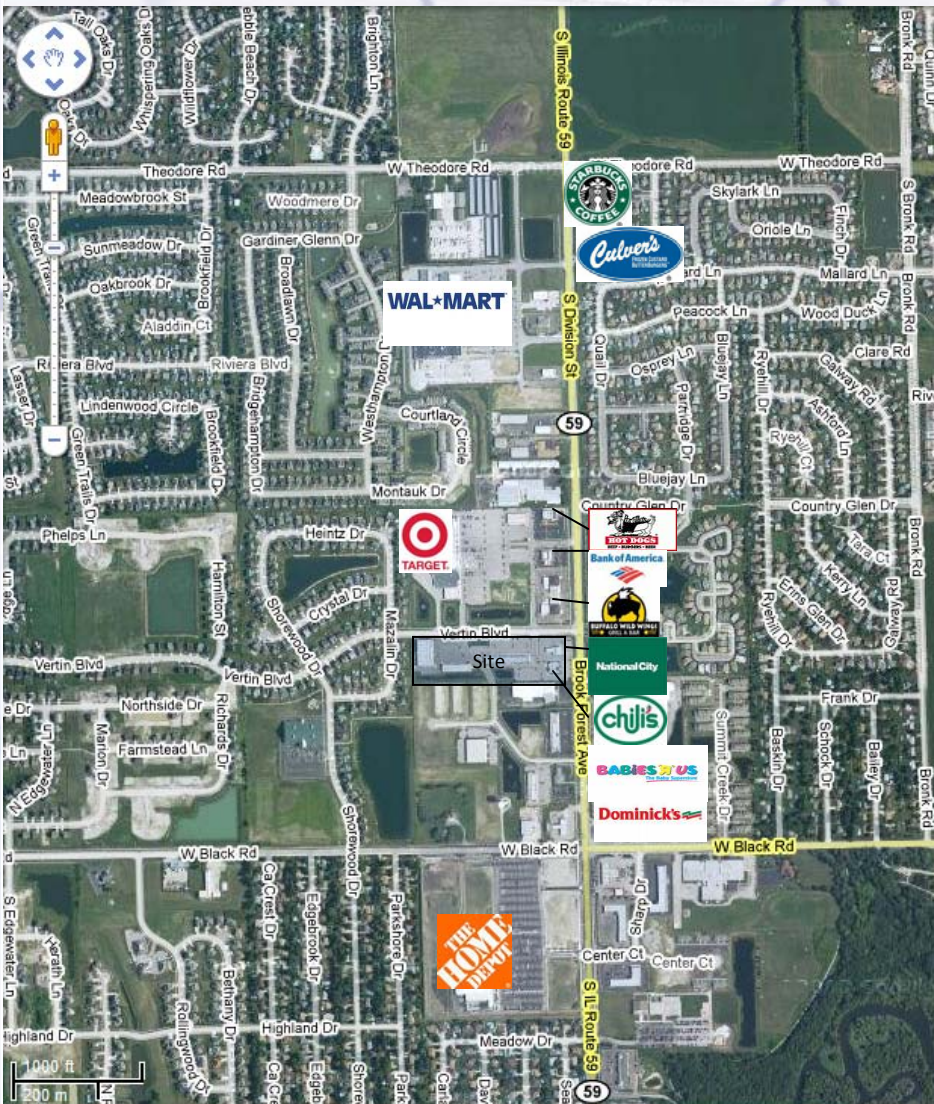
Waypoint Properties, LLC

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Hinsdale, IL 60521

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Route 59 & Vertin Blvd. | Shorewood, IL

Shorewood Commons II



demographics

	1 Mile	2 Miles	3 Miles	4 Miles
Population	28,148	64,792	105,774	142,564
Households	8,748	20,255	34,053	47,016
Average HH Income	\$77,975	\$77,574	\$73,111	\$70,008
Median Income	\$83,422	\$83,152	\$78,420	\$74,588

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