

## Woodland Heights Shopping Center

115 - 237 Irving Park Road  
Streamwood, Illinois 60107



### Property Highlights

- This 120,436 SF neighborhood center is anchored by a high-volume Jewel Osco, which has record strong annual sales
- Jewel Osco generates on average approximately 51.7K visits per month
- Key tenants are Jewel Osco, NAPA Auto Parts, USPS, Subway, and H&R Blcok
- Multiple highly visible entrances to the center

### NOW LEASING:

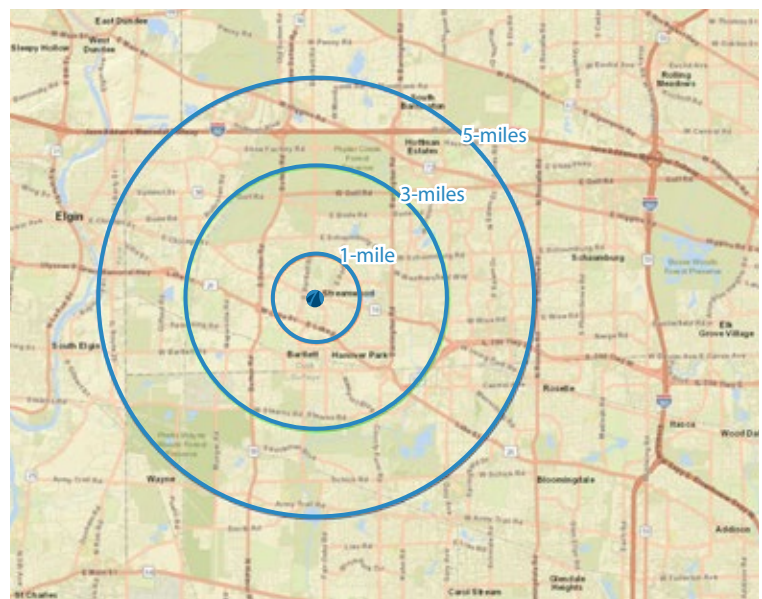
1,010 - 4,850 SF

#### Demographics (2023 Estimates)

	1-mile radius	3-mile radius	5-mile radius
Population	16,012	103,859	231,917
Average HH Income	\$110,823	\$111,068	\$116,842

### Area

- Woodland Heights sits directly on Irving Park Rd (Route 19)
- The location is on a prime thoroughfare for commuter traffic, with 27,700 VPD
- The surrounding area is home to approximately 1,944 businesses within a 3-mile radius, including corporate offices for both Target and Walmart



Disclaimer: While Broad Reach Retail Partners, LLC and its affiliates believe the information contained herein to be true and accurate, they make no claims or warranties. Any prospective tenant should conduct thorough, independent due diligence.

For leasing information, please contact:

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[www.broadreachretail.com](http://www.broadreachretail.com)

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Site Plan



Suite	Tenant	SF
1	NAPA Auto Parts	8,500
4	Subway	1,600
5	Clothing Rescue Project	1,050
6	Dotty's	2,100
7	<b>Available</b>	<b>1,010</b>
8	Sunshine Hair and Beauty Salon	1,050
9	<b>Available</b>	<b>1,200</b>
10	Jewel Osco	60,626
11	U.S. Renal Care	5,990
12	H&R Block	1,600
13	Greater Family Health	8,800
16	Prestige Dental	2,650
17	U.S. Postal Service	10,150
18	<b>Available</b>	<b>2,750</b>
19	<b>Available</b>	<b>4,850</b>
20	<b>Available</b>	<b>4,500</b>
21	<b>Available</b>	<b>2,010</b>

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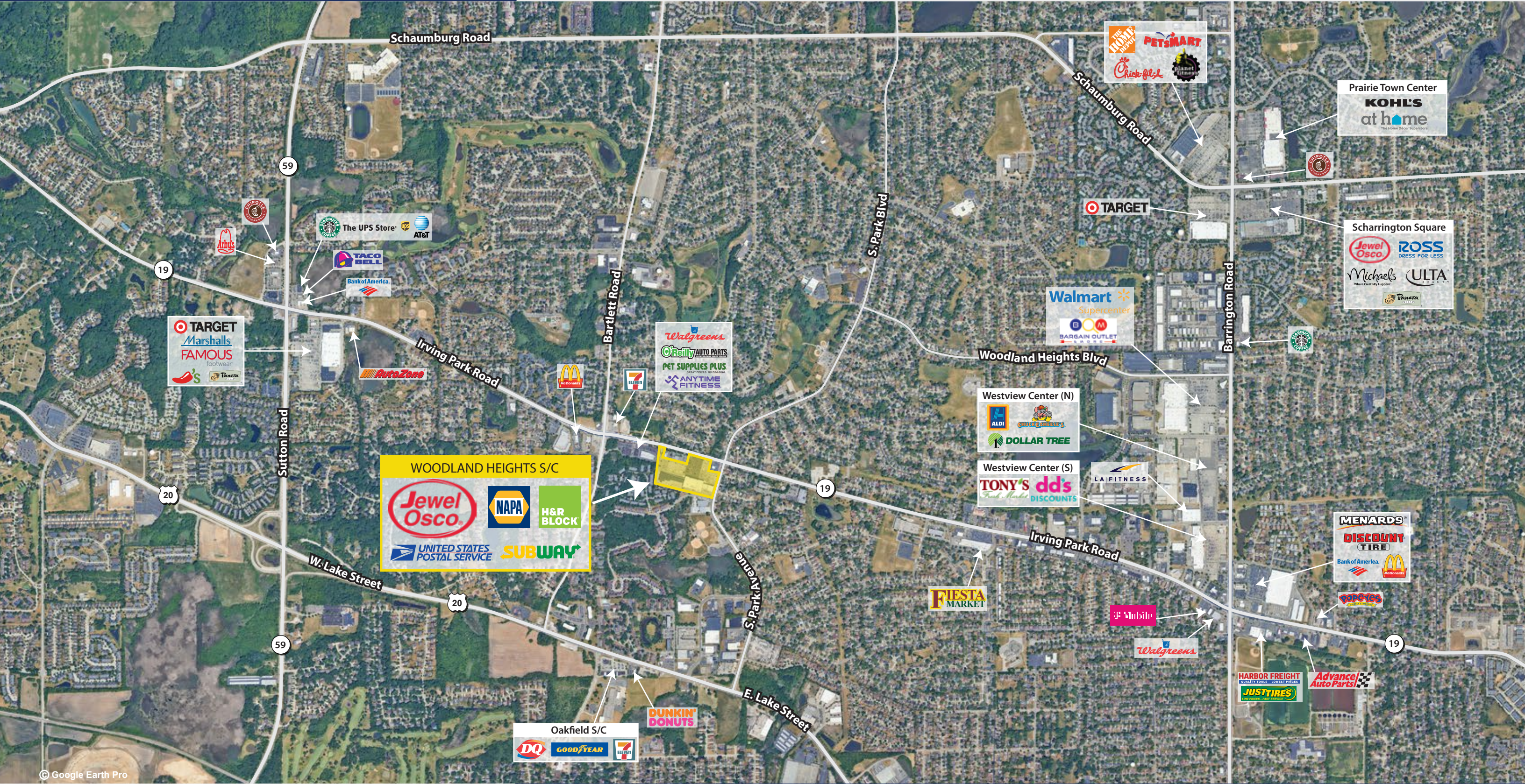
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