

986 Green Bay Road

Prime Retail Space Available in Winnetka, IL



DEMOGRAPHICS

Population

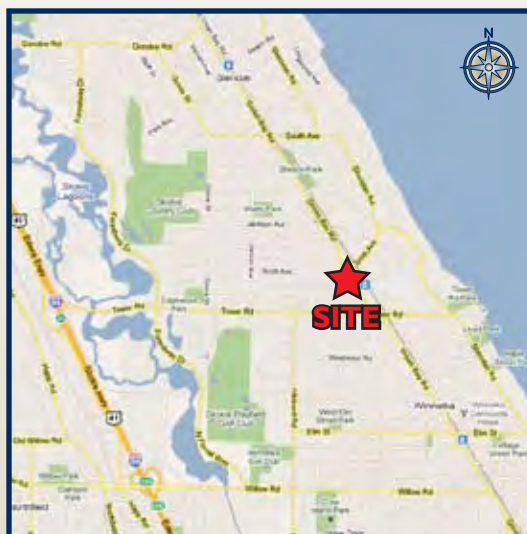
1 Mile	8,395
3 Mile	42,099
5 Mile	141,301

Average HH Income

1 Mile	\$251,952
3 Mile	\$234,976
5 Mile	\$169,482

AVAILABLE for LEASE

- ±3,000 SF retail space available
- 10,100 VPD on Green Bay Road
- Excellent retail or office opportunity
- Area retailers include Gap, Matti M, Duxiana, Simone's Boutique, Elite Designs, Pagoda Red, Bedside Manor, Jolie Femme, Randoons, Radio Shack, Walgreens, 7-Eleven, Binny's Beverage Depot, Edward Jones, Chase Bank, Rain Dog Books, Dear Emily, Shugar's Spa & Cosmetics, Girlfriends Salon, and Bien Assorti Nail Salon
- Area restaurants include Frank & Betsie's, Boston Blackie's, Kyoto Japanese Restaurant, Panera Bread, Wholey Guacamole, and Cold Stone Creamery



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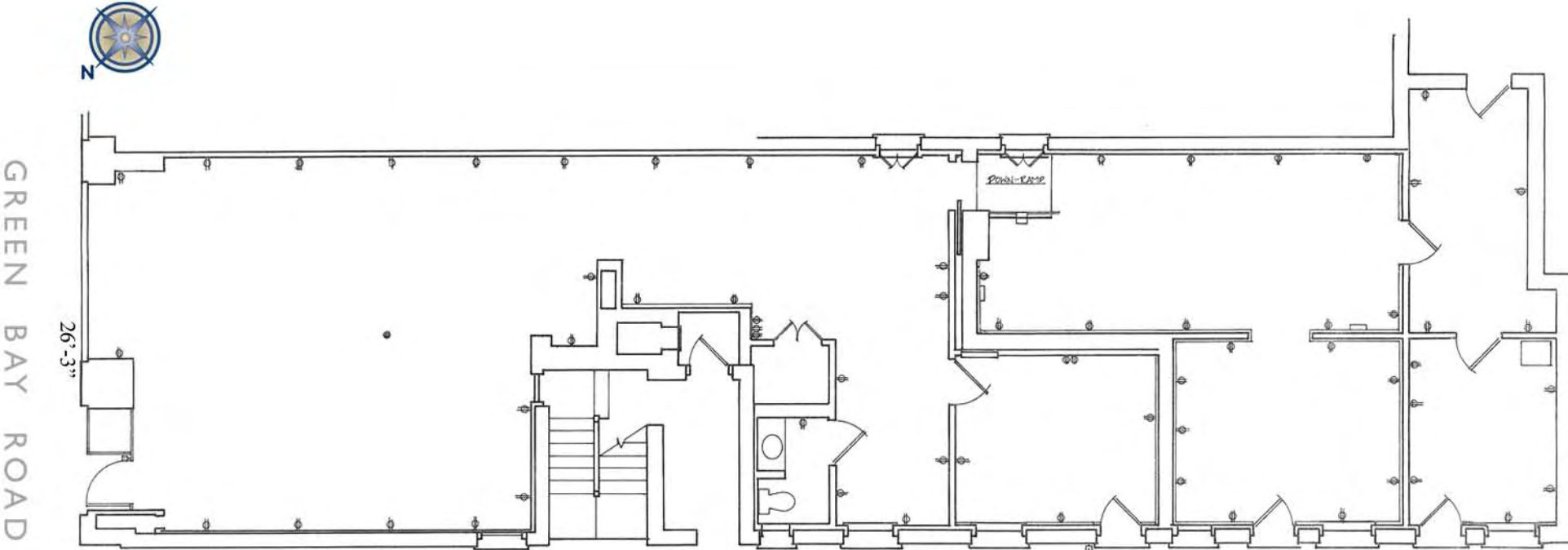
Project Leasing • Restaurant & Entertainment • Tenant Representation
Urban Retail • Office Brokerage • Asset Management



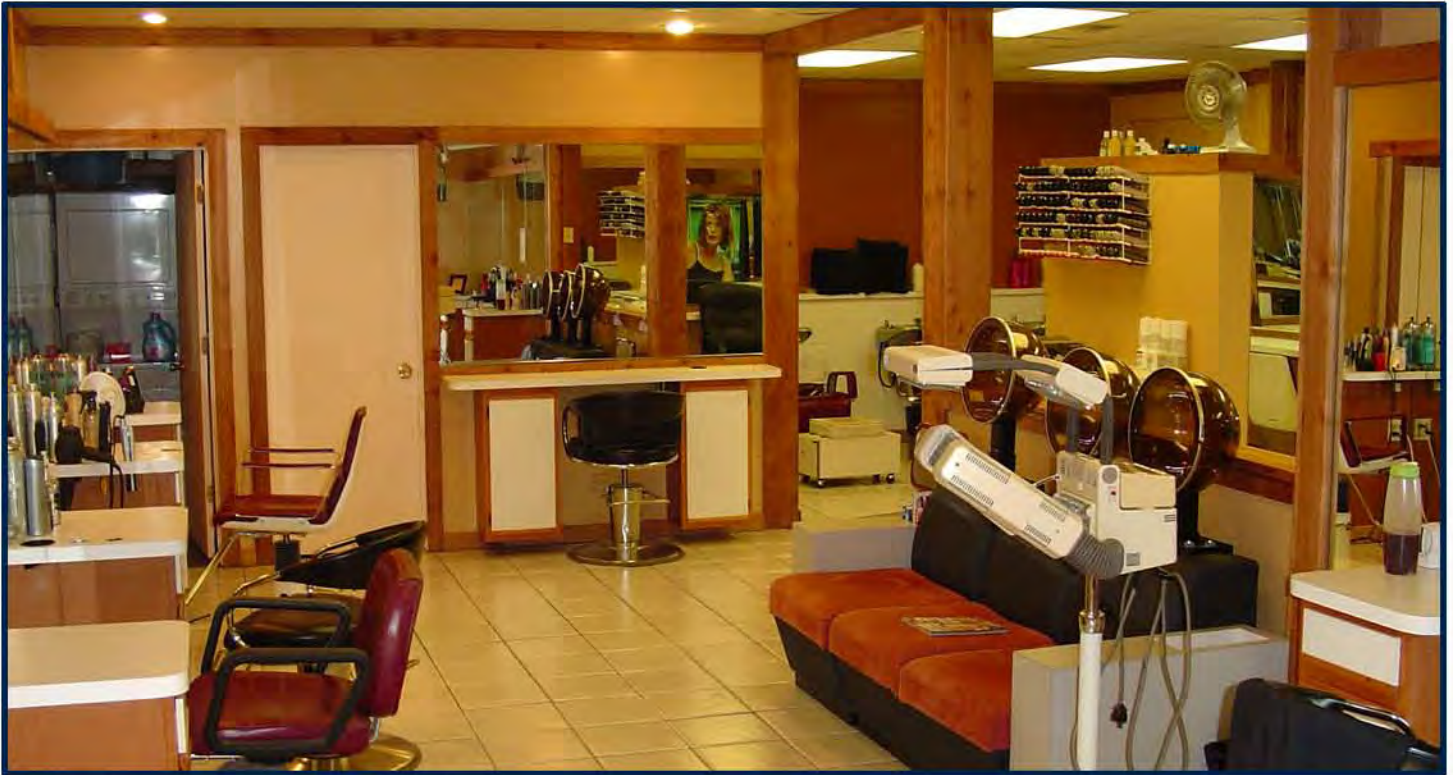
986 Green Bay Road

Winnetka, IL

floor plan



986 Green Bay Road
Winnetka, IL



view of interior (current salon)



view of interior (current product displays)

FULL DEMOGRAPHIC PROFILE

1990 - 2000 Census, 2007 Estimates & 2012 Projections

Calculated using Proportional Block Groups

Prepared For



Lat/Lon: 42.11881/-87.74523

July 2010

RF1

986 Green Bay Road Winnetka, IL 60093		1.00 mi radius	3.00 mi radius	5.00 mi radius
POPULATION	2007 Estimated Population	8,395	42,099	141,301
	2012 Projected Population	8,455	41,844	142,505
	2000 Census Population	8,396	42,950	139,871
	1990 Census Population	8,020	41,428	135,672
	Historical Annual Growth 1990 to 2007	0.3%	0.1%	0.2%
	Projected Annual Growth 2007 to 2012	0.1%	-0.1%	0.2%
HOUSEHOLDS	2007 Est. Households	2,829	14,571	51,576
	2012 Proj. Households	2,828	14,355	51,459
	2000 Census Households	2,868	15,087	52,028
	1990 Census Households	2,808	14,723	50,265
	Historical Annual Growth 1990 to 2007	0.0%	-0.1%	0.2%
	Projected Annual Growth 2007 to 2012	-0.0%	-0.3%	-0.0%
AGE	2007 Est. Population 0 to 9 Years	17.9%	15.8%	14.4%
	2007 Est. Population 10 to 19 Years	15.0%	14.8%	13.7%
	2007 Est. Population 20 to 29 Years	4.3%	4.6%	6.2%
	2007 Est. Population 30 to 44 Years	19.9%	18.6%	19.1%
	2007 Est. Population 45 to 59 Years	24.5%	25.3%	24.2%
	2007 Est. Population 60 to 74 Years	12.1%	14.1%	14.1%
	2007 Est. Population 75 Years Plus	6.2%	6.8%	8.3%
	2007 Est. Median Age	39.8	41.8	42.2
MARITAL STATUS & SEX	2007 Est. Male Population	48.3%	48.4%	47.9%
	2007 Est. Female Population	51.7%	51.6%	52.1%
	2007 Est. Never Married	14.1%	15.9%	17.7%
	2007 Est. Now Married	73.9%	71.5%	66.6%
	2007 Est. Separated or Divorced	7.0%	7.3%	8.9%
	2007 Est. Widowed	5.0%	5.3%	6.8%
INCOME	2007 Est. HH Income \$200,000 or More	47.9%	44.3%	29.2%
	2007 Est. HH Income \$150,000 to 199,999	11.0%	11.5%	10.8%
	2007 Est. HH Income \$100,000 to 149,999	15.1%	15.4%	17.3%
	2007 Est. HH Income \$75,000 to 99,999	6.2%	7.5%	10.4%
	2007 Est. HH Income \$50,000 to 74,999	9.0%	8.8%	12.3%
	2007 Est. HH Income \$35,000 to 49,999	3.5%	5.1%	7.8%
	2007 Est. HH Income \$25,000 to 34,999	2.8%	2.9%	4.3%
	2007 Est. HH Income \$15,000 to 24,999	2.8%	2.8%	3.9%
	2007 Est. HH Income \$0 to 14,999	1.7%	1.7%	3.9%
	2007 Est. Average Household Income	\$ 251,952	\$ 234,976	\$ 169,482
	2007 Est. Median HH Income	\$ 225,591	\$ 212,043	\$ 141,149
	2007 Est. Per Capita Income	\$ 84,945	\$ 81,374	\$ 62,601
	2007 Est. Number of Businesses	295	2,573	8,943
2007 Est. Total Number of Employees	2,226	22,248	97,921	

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RACE	2007 Est. White Population	83.6%	82.5%	79.1%
	2007 Est. Black Population	7.6%	6.7%	7.6%
	2007 Est. Asian & Pacific Islander	3.3%	5.4%	7.4%
	2007 Est. American Indian & Alaska Native	0.0%	0.1%	0.1%
	2007 Est. Other Races Population	5.4%	5.3%	5.9%
HISPANIC	2007 Est. Hispanic Population	458	2,368	9,890
	2007 Est. Hispanic Population Percent	5.5%	5.6%	7.0%
	2012 Proj. Hispanic Population Percent	8.3%	8.5%	10.0%
	2000 Hispanic Population Percent	1.3%	1.5%	2.7%
EDUCATION (Adults 25 or Older)	2007 Est. Adult Population (25 Years or Older)	5,441	28,173	97,176
	2007 Est. Elementary (0 to 8)	1.2%	1.4%	2.0%
	2007 Est. Some High School (9 to 11)	1.2%	1.3%	2.1%
	2007 Est. High School Graduate (12)	5.0%	7.4%	11.1%
	2007 Est. Some College (13 to 16)	10.9%	10.7%	13.4%
	2007 Est. Associate Degree Only	3.3%	3.7%	4.8%
	2007 Est. Bachelor Degree Only	36.5%	37.1%	33.0%
	2007 Est. Graduate Degree	41.9%	38.3%	33.6%
HOUSING	2007 Est. Total Housing Units	3,113	16,030	56,349
	2007 Est. Owner Occupied Percent	83.6%	84.9%	79.4%
	2007 Est. Renter Occupied Percent	7.3%	6.0%	12.1%
	2007 Est. Vacant Housing Percent	9.1%	9.1%	8.5%
HOMES BUILT BY YEAR	2000 Homes Built 1999 to 2000	1.2%	1.4%	1.4%
	2000 Homes Built 1995 to 1998	5.1%	2.8%	2.7%
	2000 Homes Built 1990 to 1994	1.8%	3.0%	3.0%
	2000 Homes Built 1980 to 1989	2.0%	2.2%	5.2%
	2000 Homes Built 1970 to 1979	7.3%	7.0%	10.4%
	2000 Homes Built 1960 to 1969	7.4%	11.4%	15.7%
	2000 Homes Built 1950 to 1959	14.9%	25.8%	25.2%
	2000 Homes Built Before 1949	60.3%	46.4%	36.5%
HOME VALUES	2000 Home Value \$1,000,000 or More	25.5%	20.4%	9.1%
	2000 Home Value \$500,000 to \$999,999	46.4%	38.9%	27.7%
	2000 Home Value \$400,000 to \$499,999	13.6%	12.4%	14.3%
	2000 Home Value \$300,000 to \$399,999	6.8%	12.7%	18.2%
	2000 Home Value \$200,000 to \$299,999	4.1%	10.6%	21.1%
	2000 Home Value \$150,000 to \$199,999	2.5%	2.4%	6.0%
	2000 Home Value \$100,000 to \$149,999	0.8%	1.6%	2.4%
	2000 Home Value \$50,000 to \$99,999	0.3%	0.7%	0.8%
	2000 Home Value \$25,000 to \$49,999	-	0.1%	0.4%
	2000 Home Value \$0 to \$24,999	-	0.1%	0.2%
	2000 Median Home Value	\$ 761,610	\$ 636,536	\$ 469,592
	2000 Median Rent	\$ 1,032	\$ 1,088	\$ 907

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LABOR FORCE	2007 Est. Labor: Population Age 16+	6,004	31,160	108,009
	2007 Est. Civilian Employed	61.9%	62.3%	62.6%
	2007 Est. Civilian Unemployed	2.6%	2.8%	3.1%
	2007 Est. in Armed Forces	-	0.0%	0.5%
	2007 Est. not in Labor Force	35.5%	34.9%	33.8%
	2007 Labor Force: Males	47.3%	47.3%	46.9%
	2007 Labor Force: Females	52.7%	52.7%	53.1%
OCCUPATION	2000 Occupation: Population Age 16+	3,432	18,555	64,404
	2000 Mgmt, Business, & Financial Operations	36.0%	32.0%	27.0%
	2000 Professional and Related	33.1%	33.0%	35.2%
	2000 Service	4.7%	4.6%	5.7%
	2000 Sales and Office	22.7%	26.3%	26.3%
	2000 Farming, Fishing, and Forestry	-	-	0.0%
	2000 Construction, Extraction, & Maintenance	2.5%	2.1%	2.6%
	2000 Production, Transport, & Material Moving	1.0%	2.0%	3.1%
	2000 Percent White Collar Workers	91.8%	91.3%	88.6%
	2000 Percent Blue Collar Workers	8.2%	8.7%	11.4%
TRANSPORTATION TO WORK	2000 Drive to Work Alone	60.4%	65.5%	68.3%
	2000 Drive to Work in Carpool	3.7%	4.9%	6.2%
	2000 Travel to Work by Public Transportation	23.7%	18.9%	15.5%
	2000 Drive to Work on Motorcycle	-	0.0%	0.0%
	2000 Walk or Bicycle to Work	3.1%	1.6%	2.4%
	2000 Other Means	0.3%	0.6%	0.5%
	2000 Work at Home	8.9%	8.5%	7.1%
TRAVEL TIME	2000 Travel to Work in 14 Minutes or Less	17.7%	21.8%	22.6%
	2000 Travel to Work in 15 to 29 Minutes	23.1%	23.6%	26.2%
	2000 Travel to Work in 30 to 59 Minutes	41.5%	39.2%	38.0%
	2000 Travel to Work in 60 Minutes or More	17.6%	15.5%	13.2%
	2000 Average Travel Time to Work	31.1	29.3	28.4
CONSUMER EXPENDITURE	2007 Est. Total Household Expenditure (in Millions)	\$ 413.1	\$ 2,007.6	\$ 5,397.4
	2007 Est. Apparel	\$ 20.5	\$ 99.6	\$ 265.4
	2007 Est. Contributions & Gifts	\$ 37.1	\$ 179.1	\$ 452.2
	2007 Est. Education & Reading	\$ 15.4	\$ 73.9	\$ 188.6
	2007 Est. Entertainment	\$ 23.9	\$ 115.9	\$ 309.6
	2007 Est. Food, Beverages & Tobacco	\$ 59.0	\$ 287.4	\$ 789.6
	2007 Est. Furnishings And Equipment	\$ 19.7	\$ 95.7	\$ 254.0
	2007 Est. Health Care & Insurance	\$ 26.8	\$ 130.6	\$ 357.5
	2007 Est. Household Operations & Shelter & Utilities	\$ 125.1	\$ 607.4	\$ 1,628.7
	2007 Est. Miscellaneous Expenses	\$ 6.2	\$ 30.0	\$ 82.6
	2007 Est. Personal Care	\$ 5.7	\$ 28.0	\$ 75.9
	2007 Est. Transportation	\$ 73.8	\$ 360.1	\$ 993.4

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