



SUMMER 2020  
DELIVERY DATE

# OAK BROOK COMMONS



Hines





# SITE RENDERING



88 NORTHERN ILLINOIS TOLL HIGHWAY  
= 187,000 VPD

COMMERCE DRIVE

MCDONALD DRIVE

22ND STREET — 33,800 VPD

SPRING ROAD — 10,400 VPD

GIBSON'S

OAKBROOK  
CENTER

OAKBROOK  
COMMONS



# TRADING AREA MAP

## ELMHURST

\$135,097 | Average HH Income  
45,596 | Population  
52,669 | Daytime Population  
13 minute drive

## OAKBROOK TERRACE

\$92,819 | Average HH Income  
2,346 | Population  
14,703 | Daytime Population  
6 minute drive

## OAK BROOK

\$212,005 | Average HH Income  
7,972 | Population  
40,308 | Daytime Population

## GLEN ELLYN

\$140,697 | Average HH Income  
27,772 | Population  
30,831 | Daytime Population  
20 minute drive

## LA GRANGE PARK

\$113,424 | Average HH Income  
13,651 | Population  
10,178 | Daytime Population  
11 minute drive

## DOWNERS GROVE

\$117,196 | Average HH Income  
49,865 | Population  
70,098 | Daytime Population  
11 minute drive

## LA GRANGE

\$153,349 | Average HH Income  
15,664 | Population  
16,927 | Daytime Population  
15 minute drive

## CLARENDON HILLS

\$174,782 | Average HH Income  
8,552 | Population  
6,558 | Daytime Population  
11 minute drive

## WESTERN SPRINGS

\$192,137 | Average HH Income  
13,090 | Population  
10,010 | Daytime Population  
10 minute drive

## WILLOWBROOK

\$107,777 | Average HH Income  
8,656 | Population  
10,833 | Daytime Population  
13 minute drive

## BURR RIDGE

\$184,755 | Average HH Income  
10,686 | Population  
17,769 | Daytime Population  
14 minute drive

## HINSDALE

\$253,790 | Average HH Income  
17,285 | Population  
21,626 | Daytime Population  
11 minute drive

  
OAK BROOK  
COMMONS  
EST. 2020

OAK BROOK  
COMMONS

## TRADING AREA MAP

# OAK BROOK COMMONS

## IMMEDIATE TRADE AREA TOTALS

within an *11.25* Minute Average Drive Time to Center

*12* Neighboring Communities

*221,135* | Population

*235,138* | Daytime Population

*\$170,711* | Average HH Income

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OAK BROOK  
COMMONS



# OAK BROOK, IL MARKET AERIAL

**Legend:**

- Hotel (Pink)
- Office (Light Blue)
- Retail (Orange)
- Medical (Green)
- School (Yellow)
- Entertainment (Dark Blue)

**Key Locations and Data:**

- Willowbrook HS:** 1,940 Students, 119 Faculty Members
- Loyola Center for Children's Health at Oakbrook Terrace:** 19 Physicians
- Loyola Center for Aesthetics at Oakbrook Terrace:** 80 Physicians
- Oak Brook Center:** 2,166,615 SF
- Hilton Garden Inn Chicago/Oakbrook Terrace:** 128 Rooms
- DoubleTree by Hilton Hotel Chicago - Oak Brook:** 428 Rooms
- Hyatt Place Chicago/Lombard/Oak Brook:** 151 Rooms
- Courtyard by Marriott Chicago Oakbrook Terrace:** 133 Rooms
- Staybridge Suites Chicago-Oakbrook Terrace:** 133 Rooms
- Holiday Inn Chicago Oakbrook:** 100 Rooms
- Chicago Marriott Oak Brook:** 347 Rooms
- Residence Inn by Marriott Chicago Oak Brook:** 156 Rooms
- The Drake Oak Brook Hotel:** 84 Rooms
- Hampton Inn Chicago/Westchester (Oak Brook):** 112 Rooms
- Ann & Robert H. Lurie Children's Hospital Outpatient Center in Westchester:**
- Elmhurst Hospital:** 261 Beds, 3,000 Employees, 800 Physicians, 4,000+ Total
- Rush University Outpatient Center:** \$65M/100,000 SF Facility
- Hyatt House Chicago/Oak Brook:** 93 Rooms
- The Hyatt Lodge at McDonald's Campus:** 218 Rooms
- Embassy Suites by Hilton Chicago Lombard Oak Brook:** 262 Rooms
- Midwestern University:** 2,500 Students, 368 Faculty Members
- Butterfield Country Club**
- Oak Brook Park District**
- Butler National Golf Course**
- Oak Brook Golf Club**
- Clearwater Commons**
- LA Fitness**
- Ameritrade**
- Charles Schwab**
- TD Ameritrade**
- Le Meridien:** 172 Rooms
- Gibsons:** 1040
- Oak Brook Commons:** 184,400
- Shake Shack**
- True Food**
- Wildfire**
- Shake Shack**
- AMC Theatres**
- TUMI**
- Nordstrom**
- Crate&Barrel**
- Lifetime Fitness**
- Neiman Marcus**
- David Yurman**
- Tiffany & Co.**
- Gucci**
- RH**
- Oliver Peoples**
- Tory Burch**
- Zara**
- Macys Furniture Redevelopment**
- The Shops at Oak Brook Place**
- Costco Wholesale**
- DSW**
- World Market**
- TJ Maxx**
- Old Navy**
- Room&Board**
- Yard House**
- Fountain Square**
- Oak Brook Promenade**
- Benihana**
- Arhaus**
- Extended Stay America**
- Embassy Suites by Hilton**
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Hotel
  Office
  Retail
  Medical
  School
  Entertainment



# OAK BROOK COMMONS

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## DEVELOPMENT DETAILS

Oak Brook Commons is a mixed-use development serving the premier western suburbs of Chicago.

*50,000* SF of retail

*320,000* SF of office space

*250* rental apartments

*104* condo units

*252*-room hotel

*17.5* acres

*310* retail surface parking spaces, and an abundance of deck parking for the development

*2* traffic signals serving the project  
with *3* full-access points

## PREMISES DETAILS

*Pad A*

Restaurant  
9,000 SF

*Pad B — At Lease*

Restaurant  
11,000 SF

*Pad C — At Lease*

Restaurant/Retail  
9,000 SF

*Pad D*

Retail  
8,000 SF

*Pad F*

Restaurant/Retail  
7,000 SF  
Size can be expanded

OAK BROOK  
COMMONS

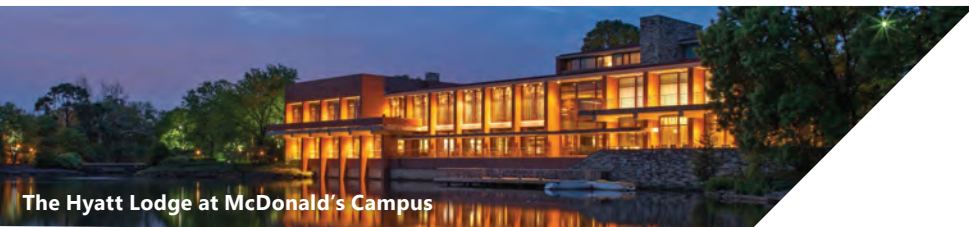
# OAK BROOK, IL

90,000 business clients and visitors daily

31.4M SF of office space within five miles

3,500 hotel rooms in the Oak Brook/  
Oakbrook Terrace/Lombard markets

Just under \$750M spent on  
food & beverage in 2018



# OAKBROOK CENTER

2M+ SF

\$900+ average sales PSF

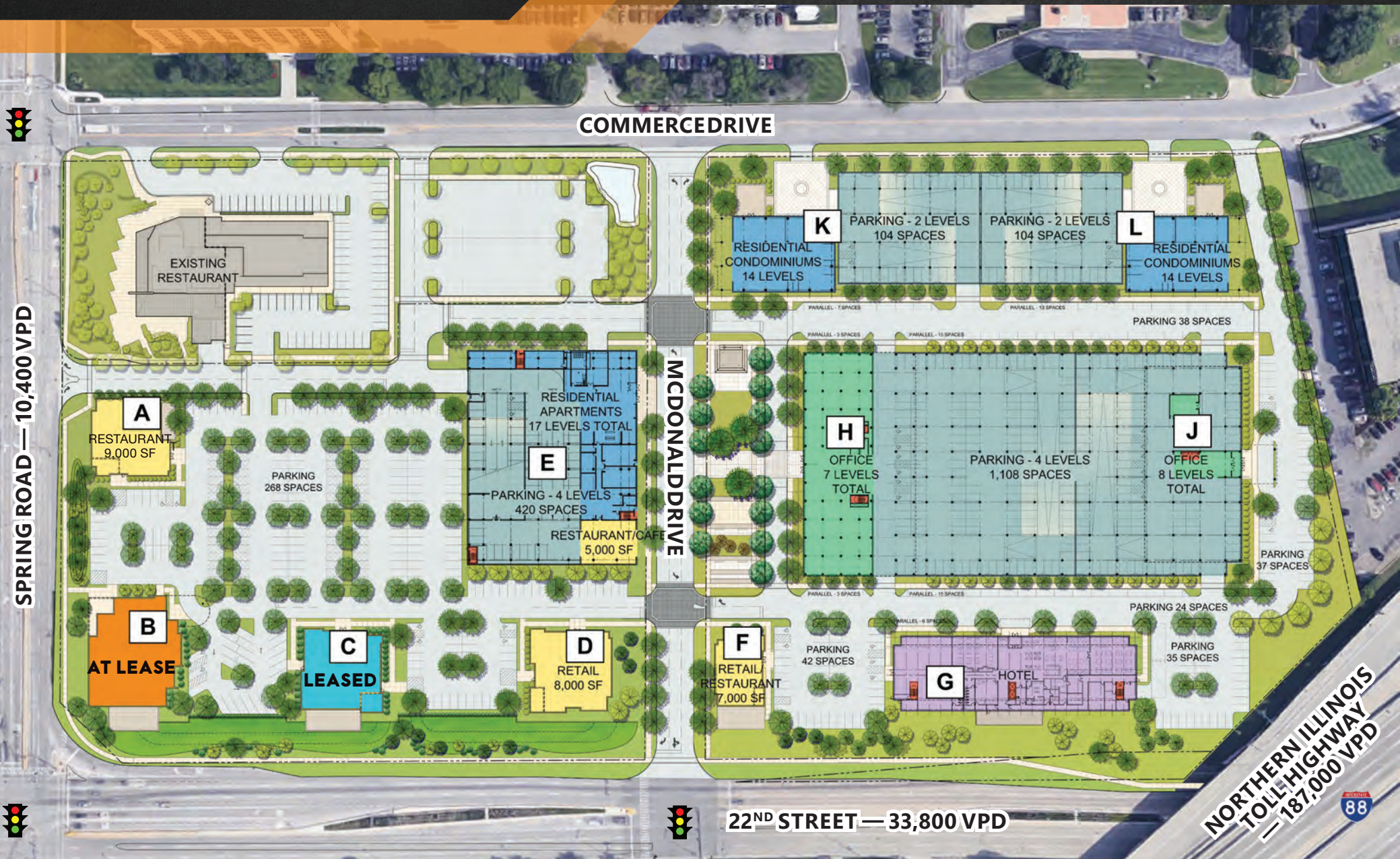
168 retailers

The most productive mall in the Midwest





# SITE PLAN







## OAK BROOK COMMONS

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Hines



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