

THE RETAIL

AT RIVER EAST

AVAILABLE 2,760 SF - 37,052 SF
THERETAILATRIVEREAST.COM



CONCEPTUAL RENDERING

MID-AMERICA URBAN

MADISON CAPITAL

FLOOR PLANS

GROUND FLOOR PLAN



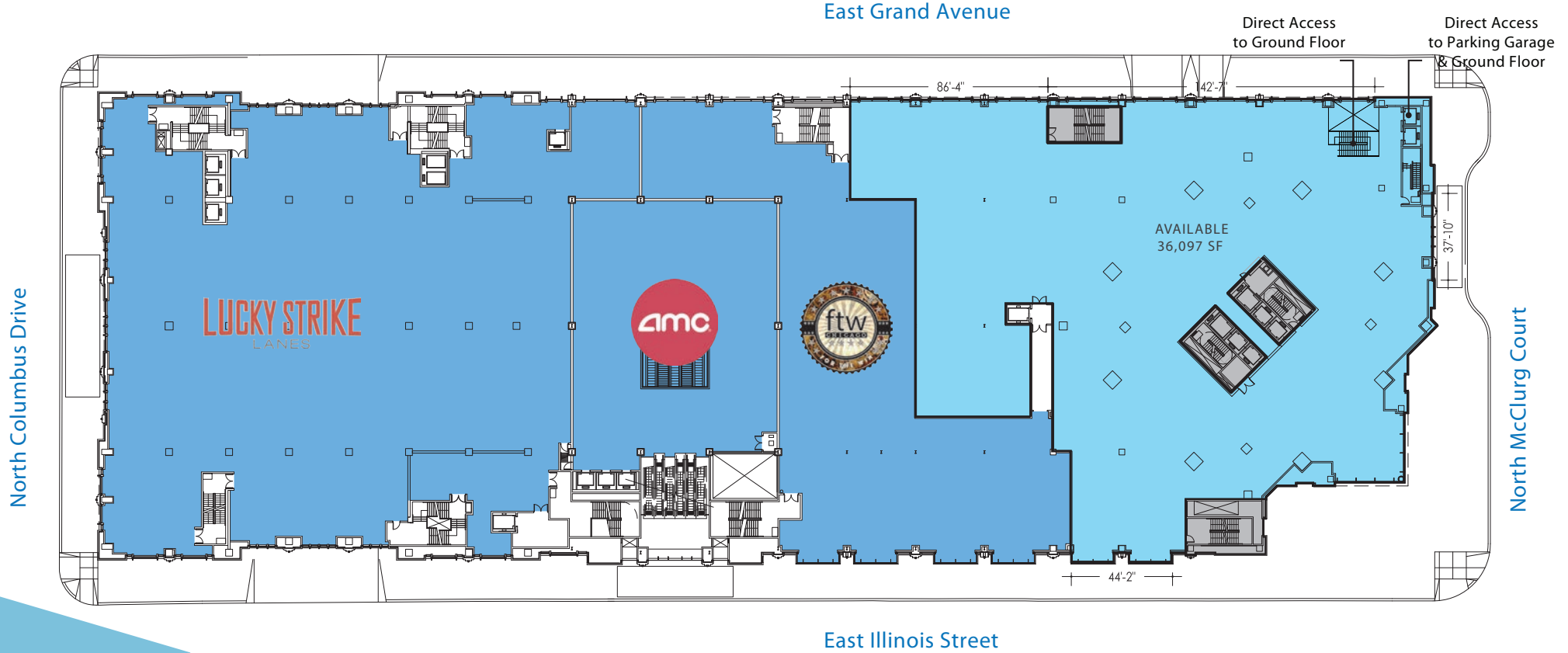
East Grand Avenue

East Illinois Street

= Leased
 = Available

A VIBRANT
NEIGHBORHOOD

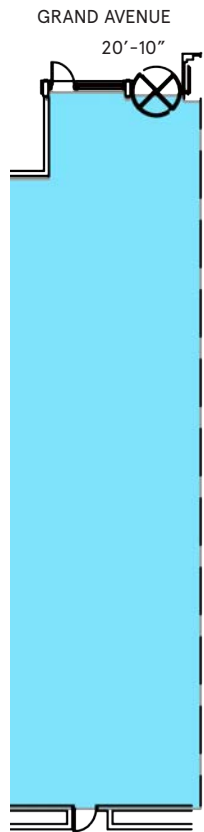
SECOND FLOOR PLAN



UNMATCHED
OPPORTUNITY

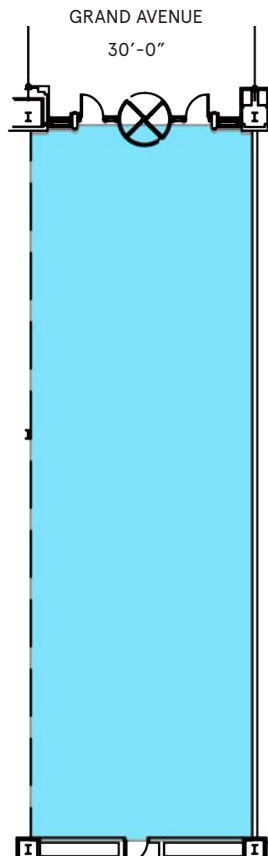
SMALL SHOP AVAILABILITY

SPACE A



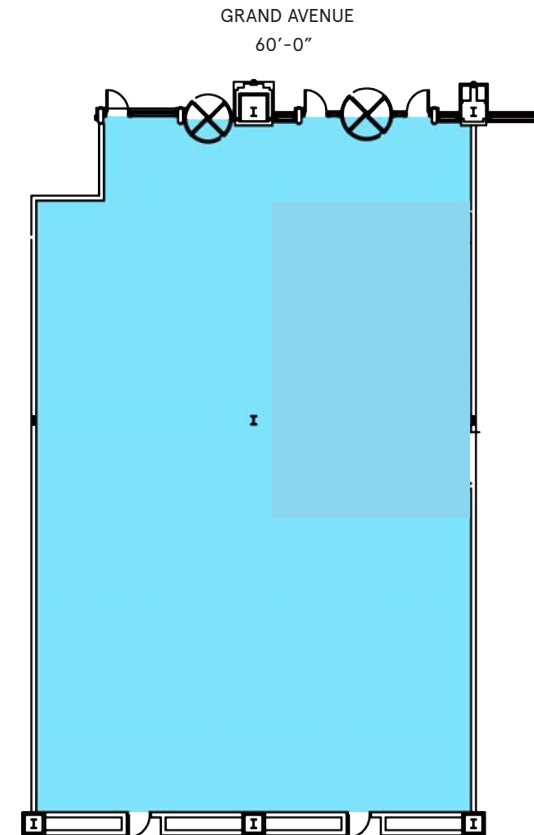
2,760 Square Feet

SPACE B



2,865 Square Feet

COMBINED



5,625 Square Feet

ANCHOR AVAILABILITY

SECOND FLOOR

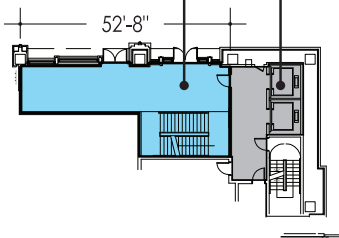
GROUND FLOOR ENTRYWAY

East Grand Avenue

Lobby (955 SF)
for Second Floor
Availability

52'-8"

Direct Access
to Parking Garage
& Second Floor



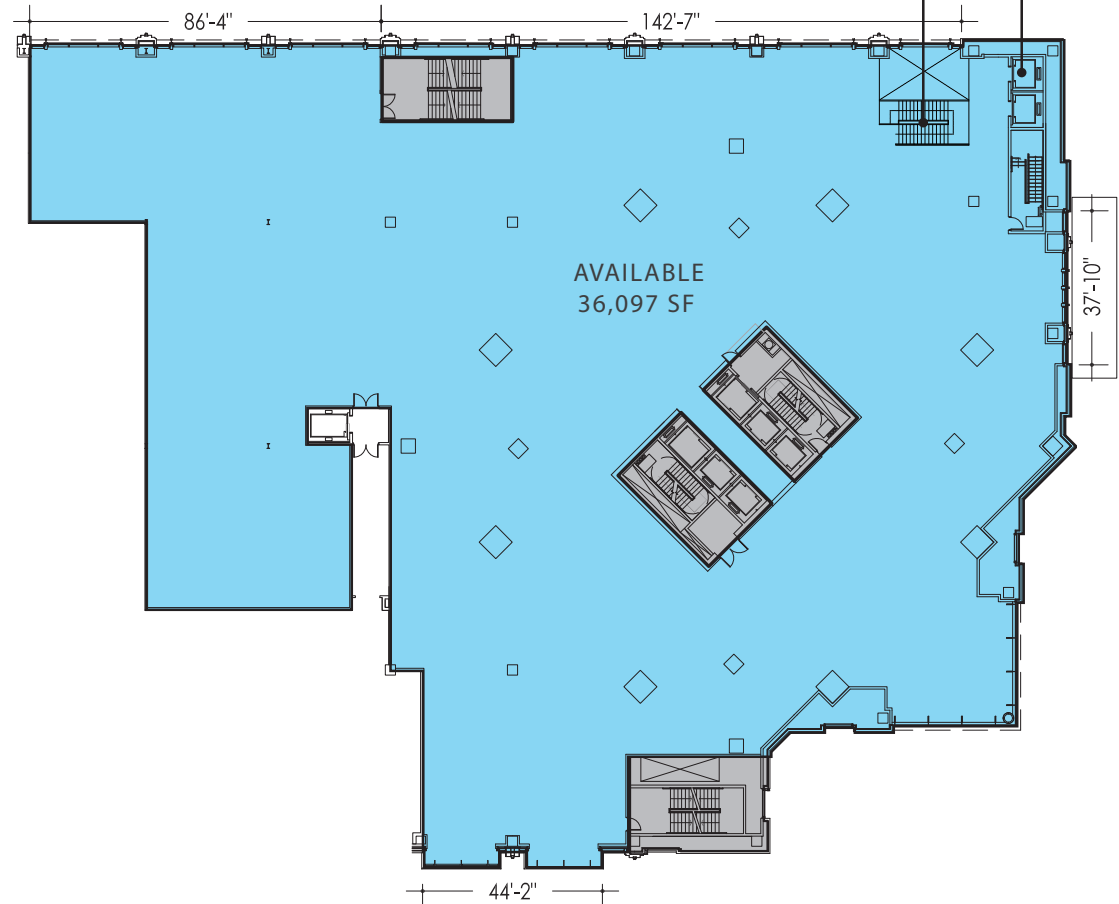
North McClurg Court

Total: 37,052 Square Feet
Many Possibilities. Divisions Considered.

East Grand Avenue

Direct Access
to Ground Floor

Direct Access
to Parking Garage
& Ground Floor



North McClurg Court

East Illinois Street

A VIBRANT
NEIGHBORHOOD

RETAIL MAP



Walgreens

Neiman Marcus

Disney STORE

Brooks Brothers
STUART
WEITZMAN

NIKE TOWN

Salvatore Ferragamo
Ermenegildo Zegna
BURBERRY

COACH
Timberland
SEPHORA

GAP
Allen Edmonds
LABRIOLA

Starbucks
Intercontinental
Hotel

DYLAN'S CANDY BAR
argo tea

Apple



Lurie Children
Hospital

Prentice
Women's
Hospital

Northwestern Memorial Hospital

Starbucks
Fairfield Inn

HYATT PLACE
COSI

Starbucks
Donuts
& COFFEE

LYLFE

BLAZE PIZZA

EPIC BURGER

CRISPOTE

Portobello

Nando's
Peri-Peri

DOUBLE TREE
BY HILTON

BOMBAY
KRISER'S

7 ELEVEN

Jensay Mike's SUBS

Planet Fitness

Yolk

Volare
TEXAS & BRAZIL

planet fitness
WHOLE FOODS

THE RETAIL
AT RIVER EAST

TARGET

PINSTRIPES
BOWLING SUCCES BISTRO

City
Front
Plaza

NBC

LOEWS
HOTELS & RESORTS

Sheraton
HOTELS & RESORTS

E. Chicago Ave.

E. Superior St.

E. Huron St.

E. Erie St.

E. Ontario St.

E. Ohio St.

E. Grand Ave.

E. Illinois St.

E. North Water St.

N. Michigan Ave.

N. St. Clair St.

N. Fairbanks

N. New St.

N. McClurg Ct.

N. Peshtigo Ct.

Lake Michigan

N. Lake Shore Dr.

TREASURY ISLAND
AMERICA'S MOST EUROPEAN SUPERMARKET

W
HOTELS

Navy Pier

Ogden Slip

TRADE AREA



THE NEIGHBORHOOD OF STREETERVILLE IN CHICAGO

Streeterville, situated between Michigan Avenue and Lake Michigan, is one of Chicago's most vibrant neighborhoods catering to residents, workers and tourists alike. Streeterville is home to high density residential towers whose wealthy occupants enjoy sweeping views of the lake and downtown. Northwestern Memorial Hospital's Downtown Medical Campus is the driving force behind the neighborhood's employment base. Navy Pier, the most popular tourist destination in the Midwest, welcomes 9 million visitors per year and is celebrating its centennial anniversary. Michigan Avenue, the neighborhood's western border remains one of the top shopping destinations in the country. This unique and unparalleled combination of residential, employment and tourist activity together creates the dynamic neighborhood that is Streeterville.

Streeterville BY THE NUMBERS



- 9.2 Million Annual Visitors to Navy Pier
\$115 Million Navy Pier Renovation



- Directly East of the Magnificent Mile



- Michigan Avenue and the Streeterville Neighborhood Account for over \$3 Billion in Annual Retail Sales



- 18 Hotels with 6,545 Rooms & 285,974 Sf of Meeting Space.



- There are Currently 1,984 Housing Units Under Construction in Streeterville.
Total Housing Inventory is 18,856



- \$147,453 Avg. Household Income

PROPERTY HIGHLIGHTS

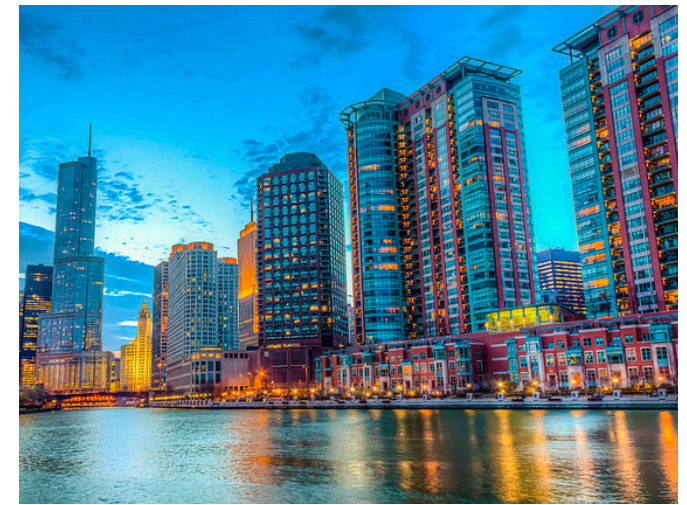
THE RETAIL AT RIVER EAST

- 250,000 Square-Foot Specialty Retail Center
 - Retail frontage on Grand Avenue with second floor visibility on Illinois Street
 - Attached to a 58-Story Luxury Residential Condominium Tower and 18-Story Embassy Suites Hotel
 - Co-Tenancies: Largest AMC Theatre in the City of Chicago, Lucky Strike, BMO Harris Bank, Walgreens, Target and Various Restaurants
 - 1,200 Vehicle Parking Garage Onsite
 - Preferred Validated Parking Rates
 - Signage and Branding Opportunities
- All Demising Configurations Considered
 - 22' Ceiling Heights

UNMATCHED
OPPORTUNITY



NEIGHBORING ACTIVITY



LEASING EXECUTIVES



PAUL BRYANT

(630) 954.7354

pbryant@midamericagr.com

Mid-America Real Estate Corporation

LARA KEENE

(630) 481.4038

lkeene@midamericagr.com

Mid-America Real Estate Corporation

ANDREW BECKER

(630) 954.7440

abecker@midamericagr.com

Mid-America Real Estate Corporation

THERETAILATRIVEREAST.COM



MID-AMERICA[®] URBAN

MADISON CAPITAL