

Bolingbrook, Illinois  
NEC Boughton Road & Route 53

# Julian's Plaza

**RETAIL SPACE FOR LEASE**  
For information, please visit  
[www.edgemarkllc.com](http://www.edgemarkllc.com)



## FEATURES

- Co-Tenants include Portillo's, Andy's Frozen Custard, Honey Jam Cafe, Great Clips.
- Located at one of the busiest corners in Will County.
- Signalized access off of Boughton Road.
- Monument signage available.
- Strong demographics.
- Ample parking



## Great Clips

View more storefront and aerial photos at:  
[www.edgemarkllc.com](http://www.edgemarkllc.com)

# Tenant Roster

UNIT	TENANT	SF
120	Honey Jam Cafe	8,042
124	Bolingbrook Eyecare	1,837
128	Dazzle Nails	1,837
132	A.S.G Sta ing Inc.	2,061
134	Portillo's	8,129
136	Available	2,061
140	Fyzical Therapy	2,171
144	Great Clips	1,303
160	Grove Dental Associates	11,993
450	Andy's Frozen Custard	1,700



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**LEGEND**

- AVAILABLE
- NOT A PART

Pine Tree

# Data & Demographics

Data provided by Credintell - Trailing 12-Month Analysis



Total Population	Total Households	Avg Household Income	Total Visits
465.5K	167.4K	\$120K	2M

Ethnicity	
Asian	8.58%
Black/African-American	10.02%
Hispanic/Latino	16.22%
White/Caucasian	63%
Other	2.18%

## Trade Area | Closest 70% of Visits

Aggregation of closest census blockgroups comprising 70% of the shopping center's visitation. Blockgroups based on where mobile devices visiting the location were most often observed overnight.