



*Central* SHOPPING, *Central* LIVING.

OAK PARK, IL



Oak Park Station is a transit oriented, mixed-use development that includes 27,087 square feet of newly built ground floor retail space at the base of 271 luxury residential apartments, and a five-level public parking garage with 428 parking spaces. Located in the heart of Downtown Oak Park, retailers will be able to take advantage of the already thriving market that includes nationally recognized brands such as Whole Foods Market, Gap, Old Navy, Lou Malnati's Pizzeria, Trader Joe's, Chipotle, DSW, Ann Taylor and Paper Source. In addition, the development is adjacent to the Oak Park Transit Center with easy access to the CTA Green line, the Metra and eight Pace and CTA buses.



LAKE STREET, LOOKING WEST

## OAK PARK STATION



NORTHEAST VIEW

A BRAND NEW  
RETAIL *and* RESTAURANT DEVELOPMENT  
*in the heart of*  
DOWNTOWN OAK PARK

27,087 SF

OF RETAIL AND RESTAURANT OPPORTUNITIES

LOCATED AT THE BASE OF

271

BRAND NEW LUXURY RESIDENTIAL UNITS

428

PUBLIC PARKING SPACES

DAYTIME POPULATION OF

50,000

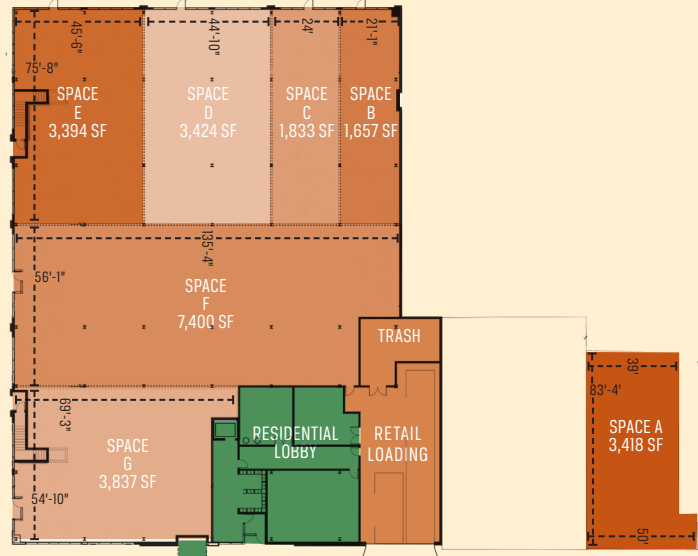
EASY ACCESS TO THE CTA

GREEN

LINE, THE METRA TRAIN, PACE AND CTA BUSES



LAKE STREET



WESTGATE STREET

MAPLE AVENUE



NORTH BOULEVARD

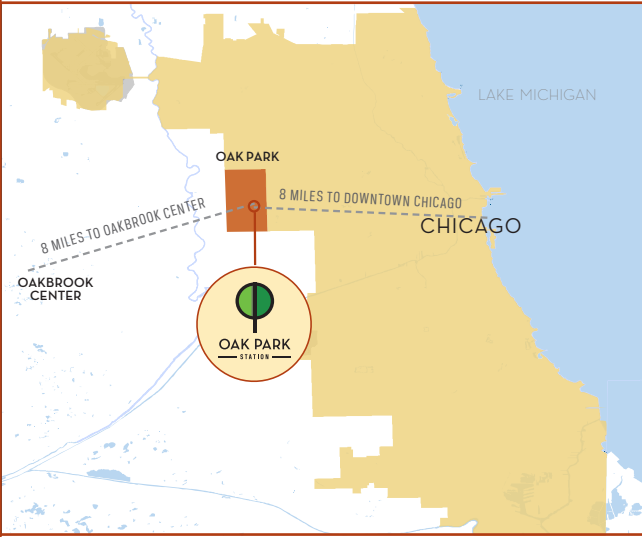
- RETAIL
- RESIDENTIAL

# SITE PLAN

AVAILABLE SQUARE FOOTAGE	
SPACE	SQUARE FEET
A	3,418 SF
B	1,657 SF
C	1,833 SF
D	3,424 SF
E	3,394 SF
F	7,400 SF
G	3,837 SF
H	2,124 SF
<b>TOTAL</b>	<b>27,087 SF</b>



428-CAR FIVE-LEVEL PUBLIC PARKING GARAGE



# THE AREA

TRAVEL TIME to DOWNTOWN

15 MINUTE DRIVE 	25 MINUTES VIA CTA GREEN LINE 	20 MINUTES VIA METRA 
51,904 TOTAL POPULATION 	39.7 MEDIAN AGE 	\$121,559 2019 ESTIMATED AVERAGE HOUSEHOLD INCOME 

In addition to Oak Park Station, there will be three new residential developments that will bring 650 new residential units to downtown Oak Park.

BONNIE BRAE PLACE

CUMMINGS SQUARE

CUMMINGS SQUARE

NORTH HARLEM AVENUE

TRADER JOE'S

1200-CAR PUBLIC PARKING GARAGE

ANTHONY SALERNO SALON  
HALVERSON GROUP  
STATE FARM  
LITTLE GEM CAFE  
LEMONADE SNIPS  
OAK PARK PROSTHODONTICS

PURE HEALTH  
UPS  
ALTERNATIVE FITNESS  
ELITE REHAB INSTITUTE

American Mattress  
T-Mobile  
SLEEPY'S  
F F C  
GNC

Par Imports  
CHIPOTE  
Bar Louie  
FITNESS FORMULA CLUB  
Jungle

NORTH MARION STREET

FOREST AVENUE

CHASE  
COZY CORNER RESTAURANT

The Barre Code  
OPRF COMMUNITY

Polished  
DELIA'S KITCHEN  
JERUSALEM CAFE  
LAKE THEATER

Fannie May  
HAIR CUTTERY  
CHERYL'S  
QUICK MART

red mango

panera

LENSCRAFTERS

NATIVE FOODS CAFE

Massage Envy

chico's

GARDEN STREET

Walgreens

citibank

at&t

SLICE FACTORY

OLD NAVY

FOR EYES

claire's

FRIDAYS

LAKE STREET

MAPLE AVENUE

WESTGATE STREET

OAK PARK STATION

FIVE GUYS  
KATY'S DUMPLING HOUSE  
FITZGERALD'S  
FIX THAT PAPER SOURCE  
LAKE STREET BAR  
4 YOU  
MANCINI'S PROFESSIONAL EYECARE  
SHIRT WORKS  
CHICAGO RUG GALLERY  
TEN THOUSAND VILLAGES  
SUGAR FIX  
JAMES ANTHONY SALON  
LOU'S PERKING HOUSE  
HOODOO HEADWEAR  
FRINGE HOME DESIGN  
WIN B. SULLIVAN REALTY  
KING & I THAI  
TAYLOR'S

HOLIDAY CAMERA  
THE BOOK TABLE  
KHYBER PASS  
PUREE KAFE  
COMMUNITY BANK

7 SANDWICH SHOPS  
COLD STONE  
CARRIAGE FLOWERS  
Q-BBQ  
UPDATE  
SCRATCH N' SNIFF  
ARIPO'S  
A MATTER OF STYLE  
SUGAR CUP TRADING  
GEM MUSEUM  
PUMPKIN MOON  
FLEET FEET

PARREY'S PIZZA & PASTA

VISUAL IMPACT MEDIA  
EVERY LAST BYTE  
CRYSTAL CLEANERS

FOREST AVENUE

THE CHILDREN'S PLACE

LOFT

DSW

CENTRAL STREET

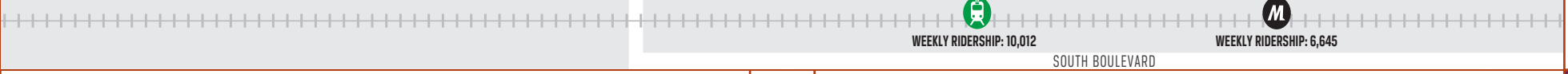
PETCO

verizon wireless

WHOLE FOODS MARKET

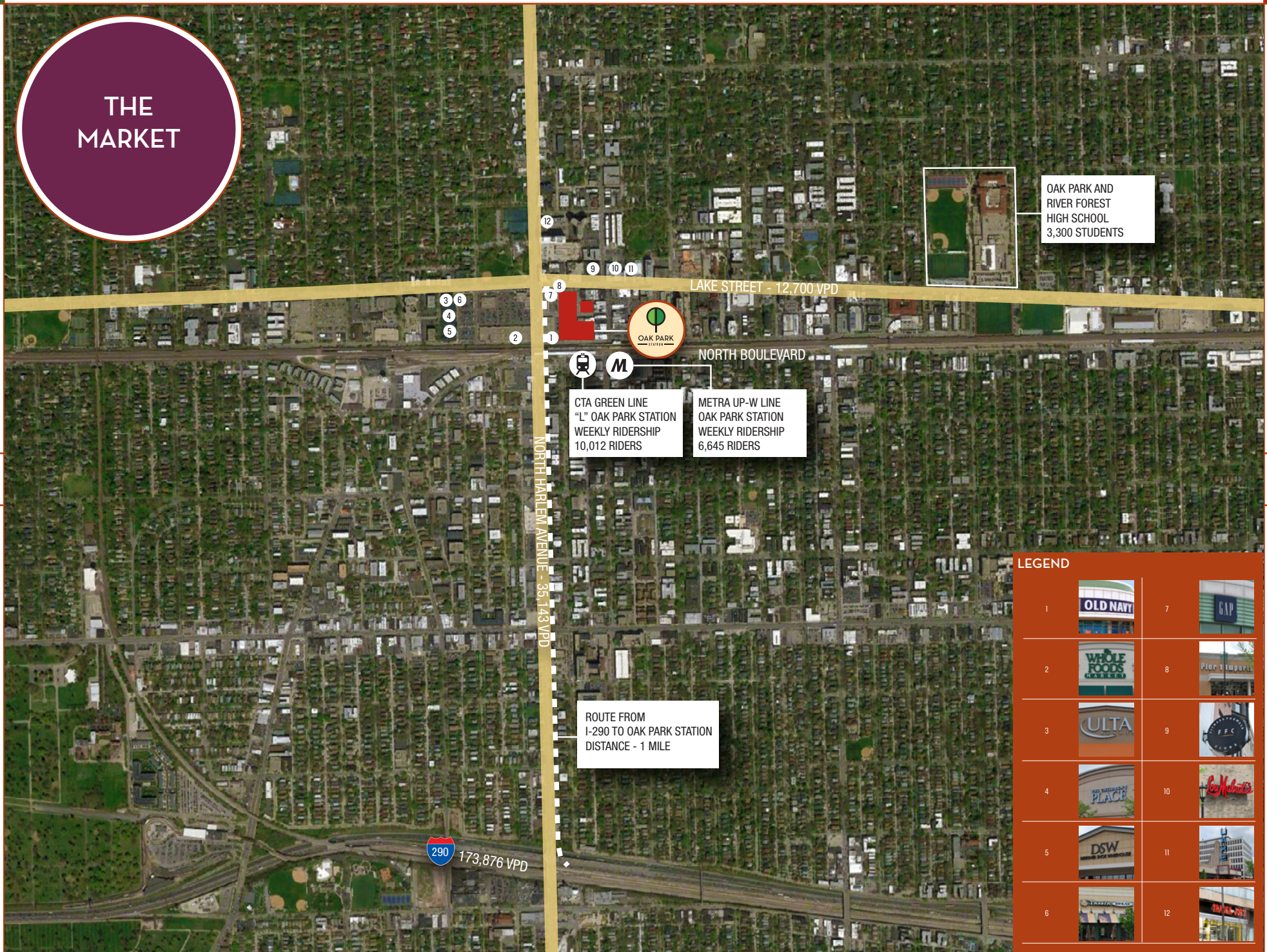
TILLY'S

STARBUCKS





# THE MARKET



OAK PARK AND RIVER FOREST HIGH SCHOOL  
3,300 STUDENTS

LAKE STREET - 12,700 VPD



NORTH BOULEVARD



CTA GREEN LINE  
"L" OAK PARK STATION  
WEEKLY RIDERSHIP  
10,012 RIDERS

METRA UP-W LINE  
OAK PARK STATION  
WEEKLY RIDERSHIP  
6,645 RIDERS

NORTH HARLEM AVENUE - 35,143 VPD

ROUTE FROM  
I-290 TO OAK PARK STATION  
DISTANCE - 1 MILE

290 173,876 VPD

## LEGEND

1		7	
2		8	
3		9	
4		10	
5		11	
6		12	



DEVELOPED BY A VENTURE BETWEEN



The RKF logo consists of the letters 'RKF' in a white, bold, sans-serif font, centered within a solid blue square.

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE RETAIL AGENTS:

**ANTHONY CAMPAGNI**  
312.698.8815 | [acampagni@rkf.com](mailto:acampagni@rkf.com)

**OLIVER PLOTKIN**  
312.416.5577 | [oplotkin@rkf.com](mailto:oplotkin@rkf.com)

**ELAN RASANSKY**  
312.698.8896 | [erasansky@rkf.com](mailto:erasansky@rkf.com)

RKF 353 North Clark Street, Suite 2050, Chicago, IL 60654 | T 312.698.8880 | F 312.698.9982 | [info@rkf.com](mailto:info@rkf.com) | [www.rkf.com](http://www.rkf.com)

© 2015 RKF Group Illinois LLC. All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by RKF Group Illinois LLC or principals, the terms of which are available to principals or duly licensed brokers. This information may include estimates and projections prepared by RKF Group Illinois LLC with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While RKF Group Illinois LLC believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will prove to have been correct. Therefore, actual results may vary materially from these forward-thinking estimates and projections. Any square footage dimensions set forth are approximate.

ALL RENDERINGS ARE CONCEPTUAL