

Elmhurst Crossing

215 Illinois 83 | Elmhurst, IL 60126

DuPage County Chicago-Naperville-Elgin, IL-IN 347,503 Sq Ft

41.8929, -87.9610



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------|-----------|-----------|-----------|
| Population | 15,304 | 117,126 | 283,012 |
| Daytime Pop. | 18,966 | 148,358 | 383,399 |
| Households | 5,788 | 42,542 | 103,603 |
| Income | \$189,676 | \$158,132 | \$136,570 |

Source: Synergos Technologies, Inc. 2024

Whole Foods Market-anchored community shopping center with top national brands such as Five Below, Kohl's, Chick-fil-A & Nothing Bundt Cakes, drawing an estimated 12K+ visits daily and 4.6M+ annually (Placer.ai 2025)

Surrounded by a highly educated, affluent and dense in-fill trade area with 117K+ residents, with average household incomes of \$158K+ and 45% holding college degrees within 3 miles

Strong daytime population with 148K+ within 3 miles

Excellent visibility from 66K+ vehicles daily on Robert Kingery Hwy/IL Rte 83 and 17K+ on W St Charles Rd, providing regional access to I-290 and I-88 (Kalibrate 2025)

The trade area is served by the regional commuter rail provider Metra's Union Pacific West Line with service to Union Station in downtown Chicago

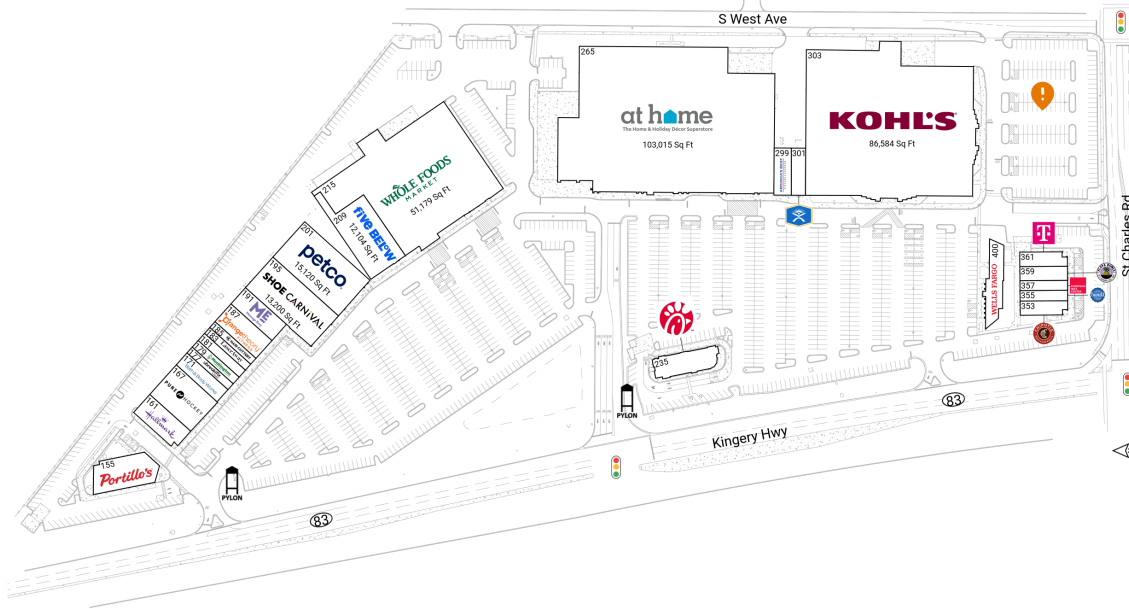


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Current Tenants Space size listed in square feet

| | | |
|-----|--------------------------------------|---------|
| 155 | Portillo's | 7,145 |
| 161 | Hallmark Cards | 4,800 |
| 167 | Pure Hockey | 8,000 |
| 171 | Bath & Body Works | 3,200 |
| 177 | uBreakiFix | 1,575 |
| 179 | Huntington Learning Centers | 1,785 |
| 181 | Luxury Nails | 1,890 |
| 183 | LaserAway | 1,600 |
| 185 | Hair Cuttery | 1,575 |
| 187 | Orangetheory Fitness | 4,800 |
| 191 | Massage Envy | 4,462 |
| 195 | Shoe Carnival | 13,200 |
| 201 | Petco | 15,120 |
| 209 | Five Below | 12,104 |
| 215 | Whole Foods Market | 51,179 |
| 235 | Chick-fil-A | 4,927 |
| 265 | At Home | 103,015 |
| 299 | America's Best Contacts & Eyeglasses | 3,000 |
| 301 | PT Solutions Physical Therapy | 2,400 |
| 303 | Kohl's | 86,584 |
| 353 | Chipotle Mexican Grill | 2,364 |
| 355 | Nothing Bundt Cakes | 1,817 |
| 357 | European Wax Center | 1,722 |
| 359 | Playa Bowls | 2,457 |
| 361 | T-Mobile | 2,193 |
| 400 | Wells Fargo | 4,589 |

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.
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