

For Lease

Louis Joliet Mall

3340 Mall Loop Dr, Joliet, IL 60431

Join the successful
and highly leased
Louis Joliet Mall

A large, illuminated sign for Louis Joliet Mall. The words "LOUIS" and "JOLIET" are in red, 3D block letters. A vertical bar, colored red and yellow, separates the two words. The sign is mounted on a dark, modern building facade with large glass windows below.

Anchor Tenants

★macy's

JCPenney

CINEMARK™

For Lease

Louis Joliet Mall • Joliet, Illinois

Market Position

The Mall's inline occupancy of 92.2% reflects strong retailer demand for the extremely well maintained Mall and represents the Mall's desirable position in the market.

Excellent Location

Louis Joliet Mall is ideally situated at the heavily traveled intersection of I-55 (75,000 VPD) and Lincoln Highway (34,400 VPD), approximately 2.5 miles east of Route 59 (29,700 VPD).

Desirable Trade Area

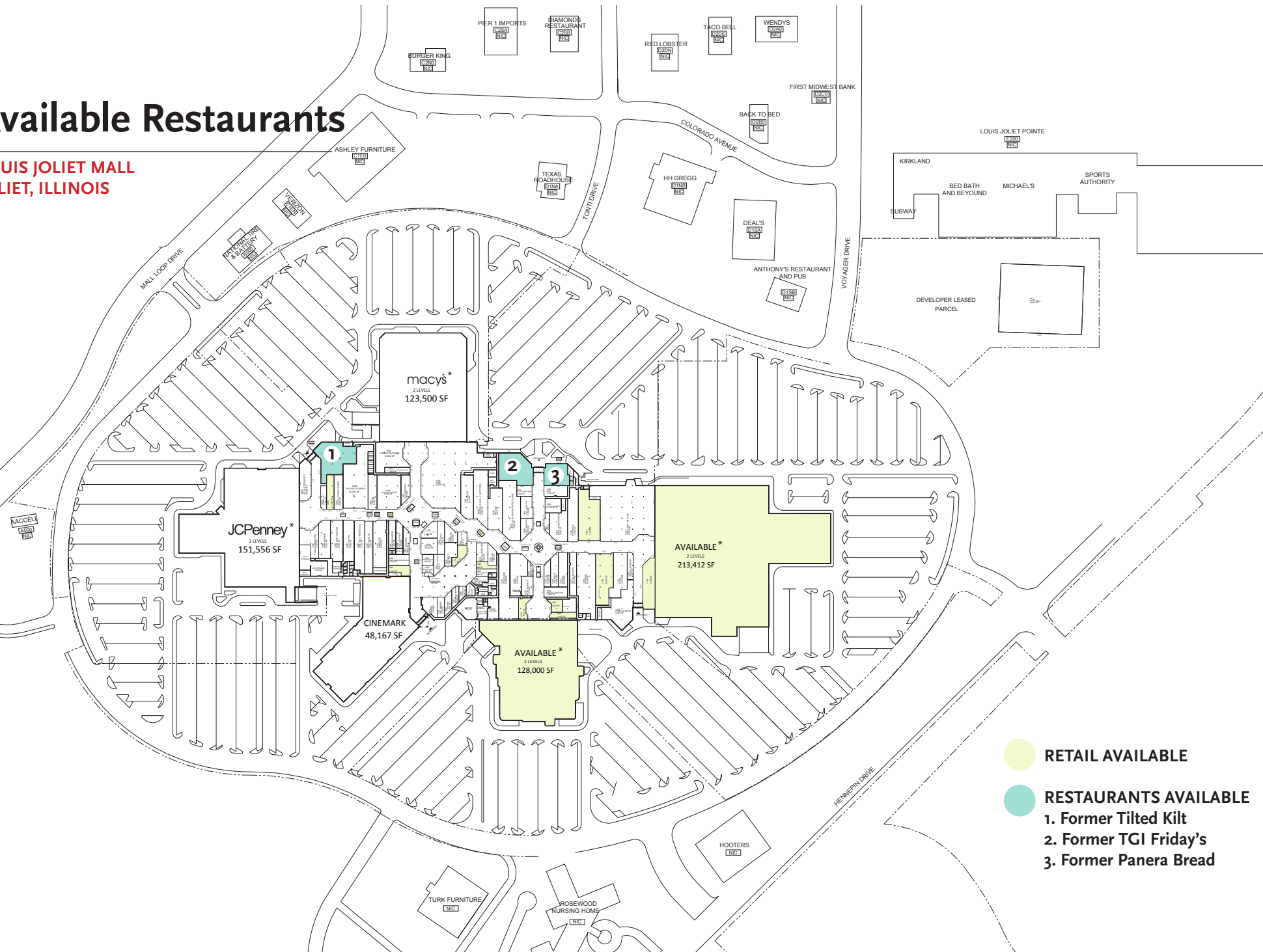
Louis Joliet Mall features a densely populated, high income trade area with more than 1.02 million residents living within a 15-mile radius of the Mall. Average household incomes within this area are \$115,609, 13.2% and 23.4% greater than the metro and state, respectively.



| | 1-Mile | 3-Mile | 5-Mile |
|----------------|-----------|-----------|-----------|
| Population | 6,846 | 71,504 | 192,325 |
| Households | 2,483 | 25,870 | 68,238 |
| Average Income | \$121,299 | \$117,592 | \$116,212 |

Available Restaurants

LOUIS JOLIET MALL
JOLIET, ILLINOIS



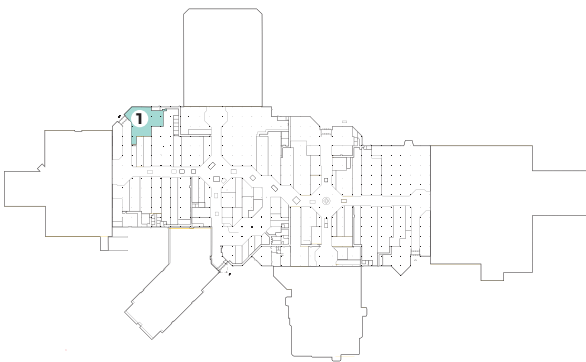
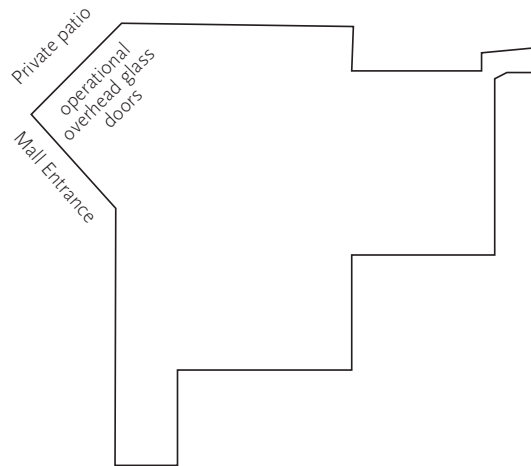
- RETAIL AVAILABLE
- RESTAURANTS AVAILABLE
 1. Former Tilted Kilt
 2. Former TGI Friday's
 3. Former Panera Bread

Former Tilted Kilt

8,063 SF

Fully built-out and operational restaurant & bar

- > Separate dedicated exterior entrance from parking lot
- > Separate dedicated interior entrance from Mall
- > Large private patio with two operational overhead glass doors accessing patio
- > Large island bar

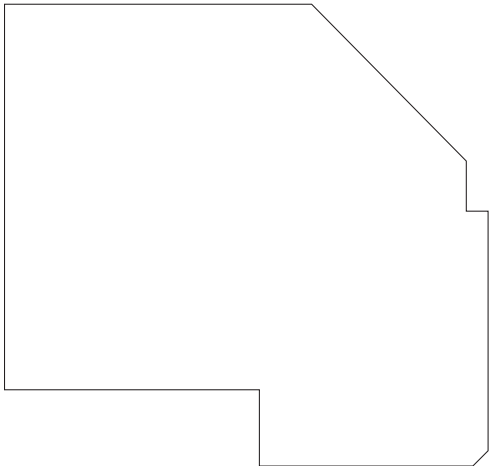


Former TGI Fridays

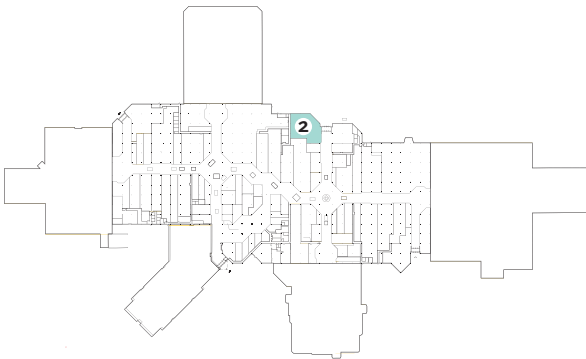
7,218 SF

Fully built-out and operational restaurant & bar

- > Separate dedicated exterior entrance from parking lot
- > Separate dedicated interior entrance from Mall



Mall Entrance



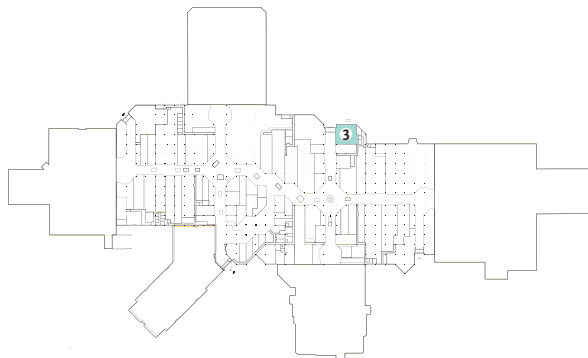
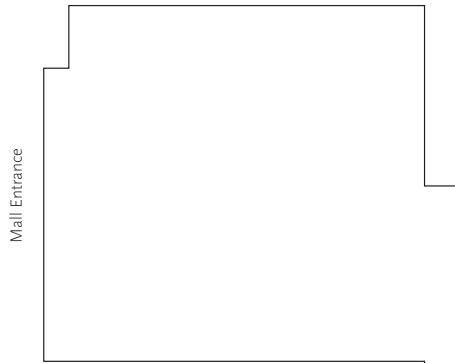
Former Panera

4,000 SF

Fully built-out and operational restaurant

- > Separate dedicated exterior entrance from parking lot
- > Separate dedicated interior entrance from Mall
- > Exterior seating patio

596 SF Patio

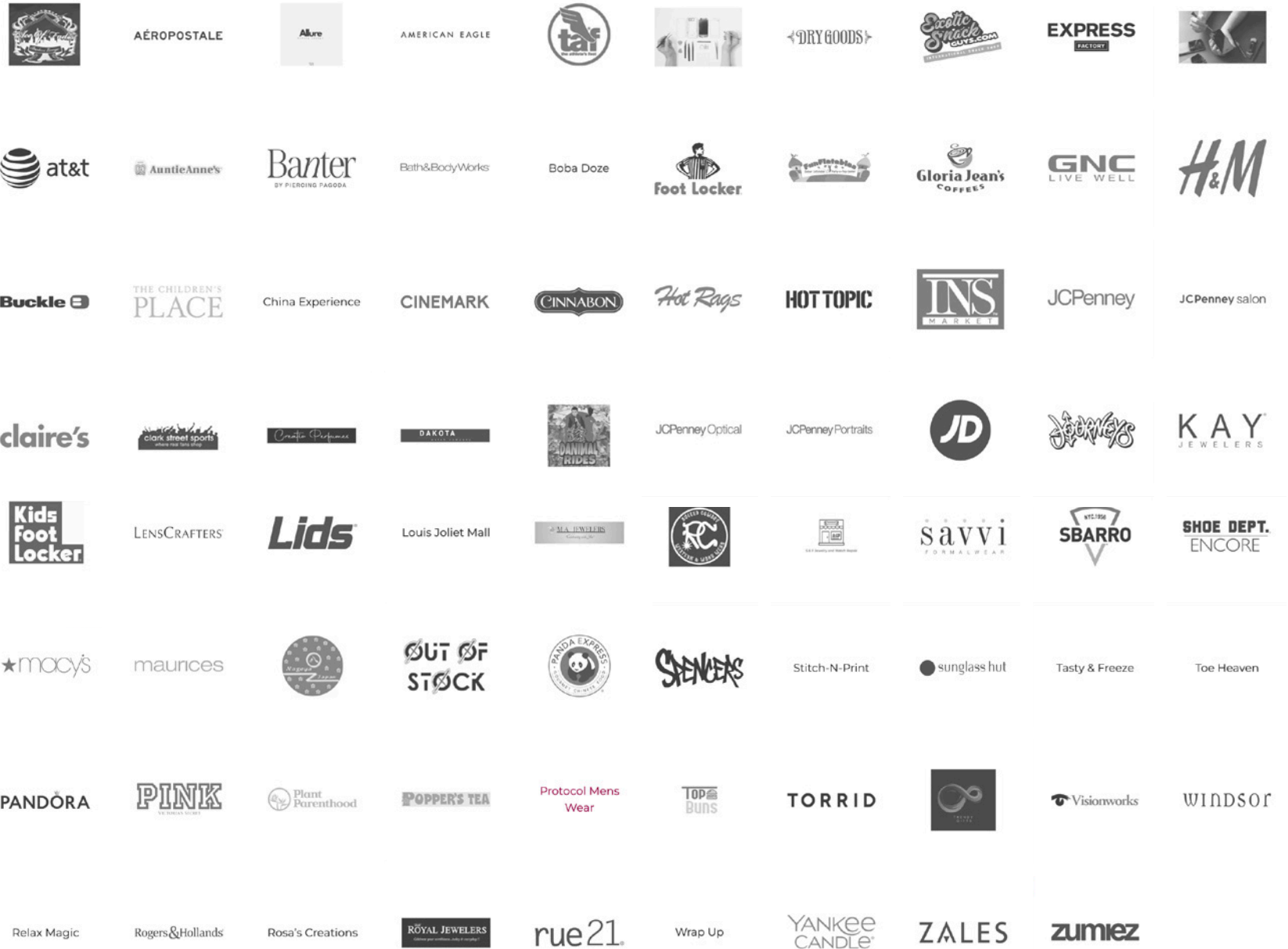


Inline Retail Available



| | | |
|------------|---------------|--------------|
| 1122 | 7,763 sf..... | Retail Space |
| 1154..... | 4,418 sf..... | Retail Space |
| 1198 | 6,470 sf..... | Retail Space |
| 1394..... | 1,430 sf..... | Retail Space |
| 1240 | 1,160 sf..... | Retail Space |
| 1244..... | 1,459 sf..... | Retail Space |
| 1508 | 6,240 sf..... | Retail Space |

In good company



Mall Aerial



Access Map

