



Timberlake Shopping Center

2229 N. Lewis Avenue, Waukegan, IL 60087

Coordinates:

Latitude: 42.3933

Longitude: -87.8541

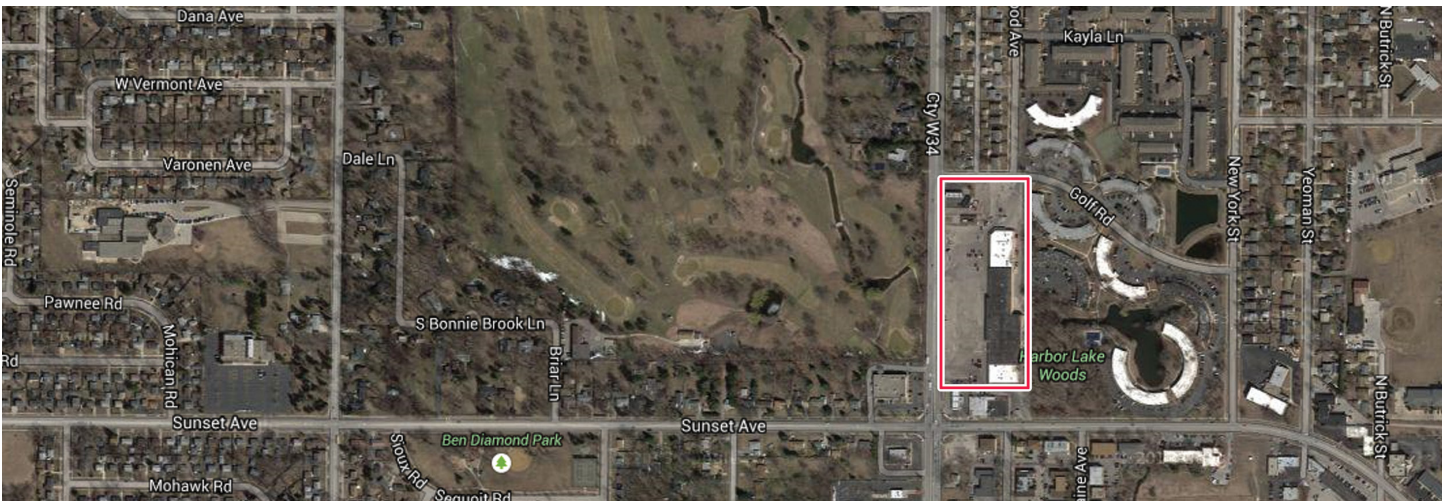
Leasing Contact: Sean Steuart | sean.steuart@inlandgroup.com | 630.586.6551 | inlandgroup.com

Property managed by Inland Property Management & Leasing Group Inc.



Property Highlights

- Center Size 79,391 SF
- Located on Lewis Avenue (22,100 AADT) just north of Sunset Avenue (14,300 AADT)
- Space available near popular service and restaurant destinations
- Dense population with strong incomes within 3 miles makes this an excellent choice



In Illinois, all activities requiring a real estate license are performed by Inland Commercial Real Estate Services, LLC, located at 2901 Butterfield Road, Oak Brook, Illinois. Inland Commercial Real Estate Services, LLC's Designated Managing Broker is Sean M. Steuart.

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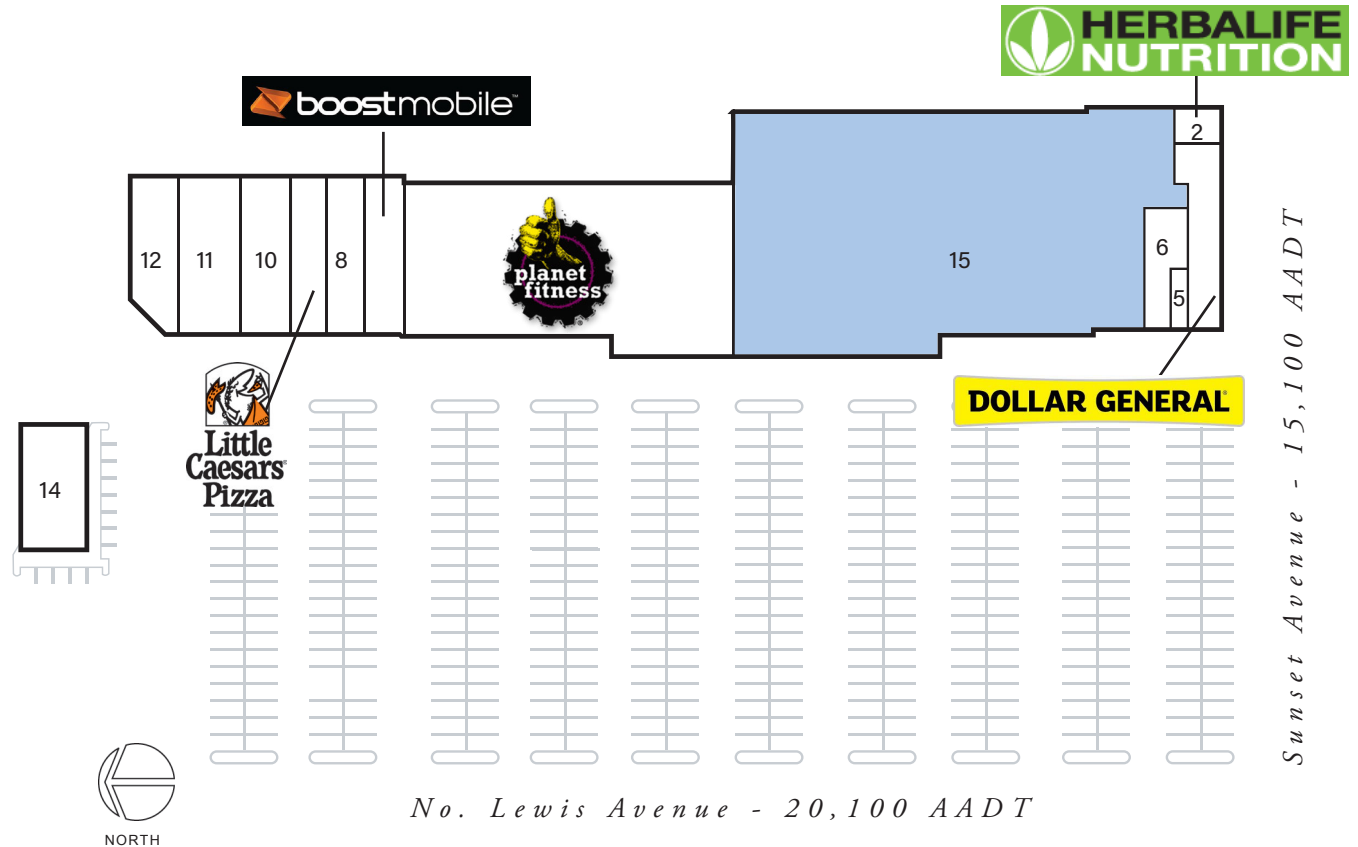
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Store Listing

Center Size: 79,391 Sq. Ft.

Unit #	Sq. Ft.	Tenant
1	18,597 SF	Planet Fitness
2	675 SF	Herbal Life
3	7,954 SF	Dollar General
5	450 SF	Roto Rooter
6	1,680 SF	Hank's Cleaners
7	2,158 SF	Boost Mobile
8	2,158 SF	375 Liquors
9	1,479 SF	Little Caesars
10	5,092 SF	La Unica Grocery
11	3,609 SF	Laundromat
12	1,032 SF	Classic Hair & Nails Salon of Orlando, I
14	1,764 SF	Rocky's Place
15	32,743 SF	Available



2026 Demographics Estimate

6/2026

	Resident Population	Households	Average HH Income
1 Mile	17,071	5,938	\$106,293
3 Miles	87,043	30,268	\$98,519
5 Miles	165,391	57,737	\$106,104