

Welcome to Sawmill Station, an exciting mixed-use shopping, dining, and residential experience anchored by Kohl's and Amazon Fresh in the heart of Morton Grove. Located at the prime southeast corner of Dempster and Waukegan, the center boasts high visibility and accessibility from the heavily traveled intersection and a compelling demographic population located within 3-miles of the center. The center, appropriately named in honor of Miller's Mill a historic water-powered sawmill that once stood near the site and helped facilitate the growth and development of Morton Grove.



**FOR SALE/FOR LEASE**  
**+/- 37,000 SF**  
**DIVISIBLE**

The Residences at Sawmill Station

NOW OPEN!  
**LA FITNESS**

COOPER'S HAWK  
W. BERRY & BROTHERS

MedMen

Starbucks

Aspen Dental

CVS

CHIROPE

Dallas Yeti Shoes, Inc.

ROSS  
 DRESS FOR LESS

**KOHL'S**

**AMAZON FRESH**

Cane's

BANK OF AMERICA



 FUTURE DEVELOPMENT  
 TRAFFIC SIGNAL

Dempster St

40,700 VPD

Waukegan Rd

29,900 VPD

All information has been obtained from sources deemed reliable; however, no liability is assumed for its accuracy. It is subject to change or withdrawal without further notice.










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POPULATION	3 Mile	153,112
	5 Mile	398,879
DAYTIME POPULATION	3 Mile	163,890
	5 Mile	437,453
AVERAGE HH INCOME	3 Mile	\$116,483
	5 Mile	\$126,184

