



CherryVale Mall

Chicago (Rockford), IL

Location	Near I-90, I-39 and U.S. 20 Bypass at the intersection of Harrison Avenue and Perryville Road
Anchors	Bergner's, JCPenney, Macy's and Sears
Size	847,066 square feet
Website	ShopCherryValeMall.com

Mall Facts CherryVale Mall features more than 130 specialty stores including aerie, Aéropostale, American Eagle Outfitters, bareMinerals, Bath & Body Works, Buckle, Charming Charlie, The Children's Place, Express, Gymboree, Hollister Co., LOFT, Teavana, The Limited, Victoria's Secret/Victoria's Secret Beauty/PINK and Yankee Candle Company.

New specialty stores include H&M, p.s. from Aéropostale, Build-A-Bear Workshop, Taco Bell and maurices. Stores opening in 2014 include Soma Intimates, White House | Black Market, francesca's and Crazy 8.

Adjacent to the mall is an upscale lifestyle center, The District at CherryVale, featuring Barnes & Noble Booksellers, Chico's, Coldwater Creek, Granite City Food & Brewery, Jos. A. Bank, Talbots and Asha Salon and Spa (an Aveda Spa).

Trade Area Facts Rockford is the largest city in Illinois outside of the Chicago metropolitan area and is conveniently located 65 miles northwest of Chicago's O'Hare Airport.

CherryVale Mall's primary market is home to several Fortune 500 company facilities including AmerisourceBergen Corporation, Dana Corporation, Danaher Motion, Dean Foods Company, Ecolab, Exelon Corporation, General Electric Company, General Mills, Inc., Lowe's Companies, Inc., Textron, Inc., UPS, UTC Aerospace Systems and Woodward, Inc.

Rockford's ten-county trade area is a regional draw for health care with three major medical facilities employing approximately 7,800 health professionals and another 4,100 employees in area hospitals.

CherryVale Mall's market is a bedroom community for Chicago. The market's affordable housing is extremely attractive to Chicagoans who can afford a larger home here with minimal commute time via I-90 and I-88.

Woodward, Inc., will soon open a second campus in the trade area to provide systems for the aerospace industry. This will employ an additional 1,500 people, many of which are engineers. In the CherryVale Mall trade area there are more than 100 local companies which contribute to the aerospace industry.

Chrysler has completed its \$600 million expansion and now produces the Dodge Dart adding 1,800 newly hired employees to the local Chrysler workforce.

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Demographics

Population Trends

	Primary Trade Area	Secondary Trade Area	Total Trade Area
2016 Projection	358,838	309,907	668,745
2011 Estimate	357,295	307,087	664,382
2000 Census	327,054	287,071	614,125

Average Household Income

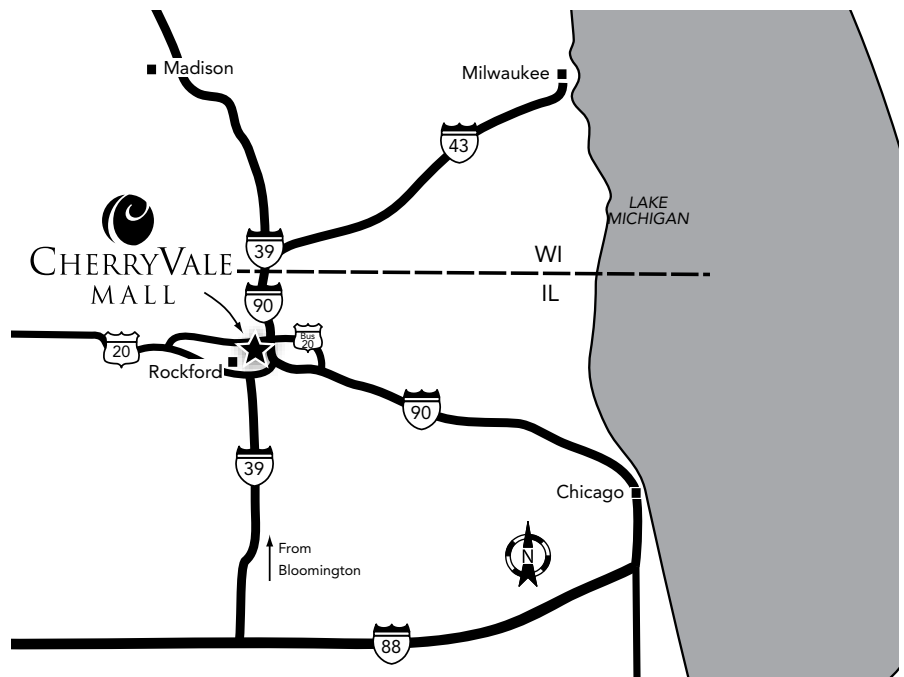
	Primary Trade Area	Secondary Trade Area	Total Trade Area
2016 Projection	\$64,067	\$62,991	\$63,567
2011 Estimate	\$61,148	\$58,658	\$59,996
2011 - 2016 % Change	4.77%	7.39%	5.95%

Median Age

	Primary Trade Area	Secondary Trade Area	Total Trade Area
2011 Estimate	37	37	37

Source: 2000 Census; Scan/US 2011/2016 Estimates

Location Map



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