



Land For Sale



69,500 vpd

159th St - 21,300 vpd

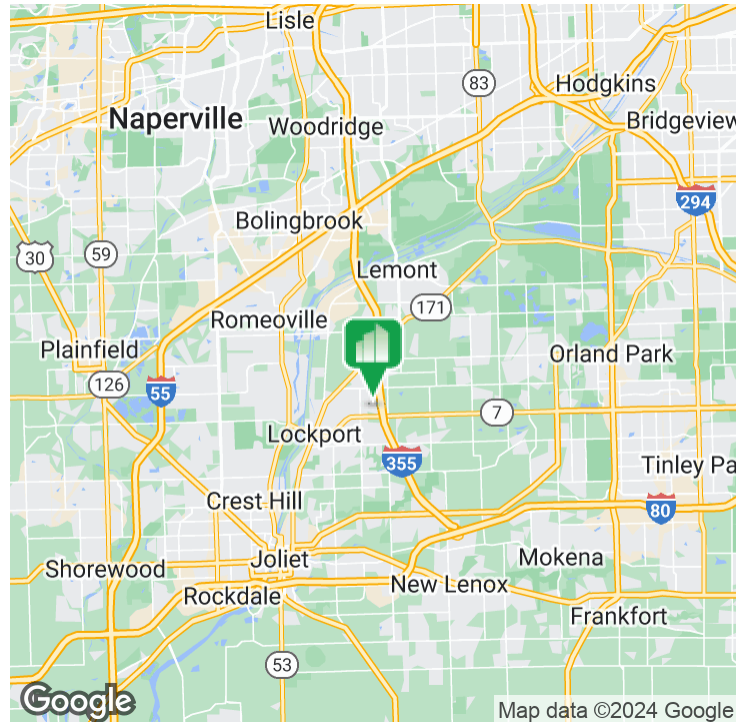
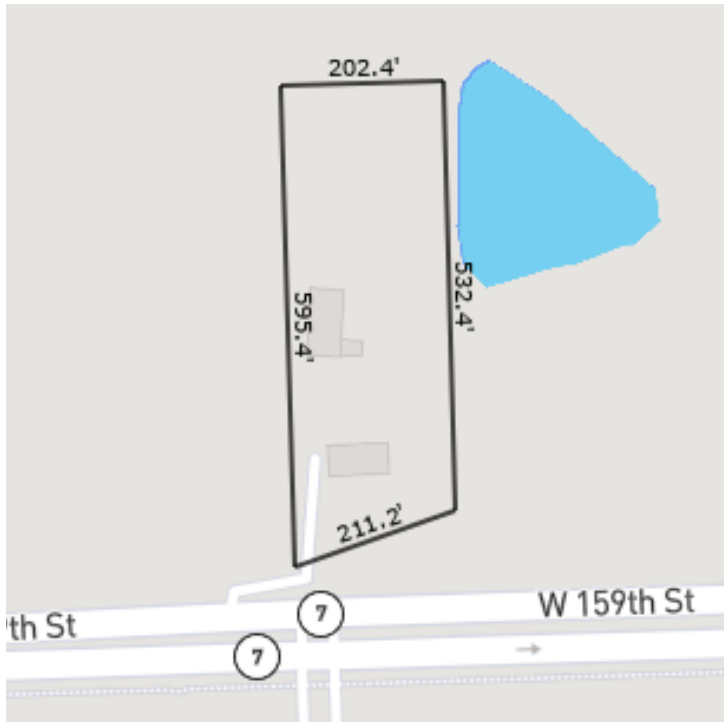
W 159th St



# LOCKPORT COMMERCIAL LAND

16360 W. 159TH STREET, LOCKPORT, IL 60441

## LOCKPORT COMMERCIAL LAND



### OFFERING SUMMARY

Sale Price: \$1,998,000

Lot Size: 2.0 Acres

PIN: 16-05-18-400-013

Taxes (2022): \$6,679.28

Zoning: C-3

### PROPERTY HIGHLIGHTS

- 2 acres zoned for commercial use on 159th St. (Route 7)
- Ideally located just off I-355 interchange and across from Lockport Square Shopping Center
- Great site for new retail development
- Low Will County taxes

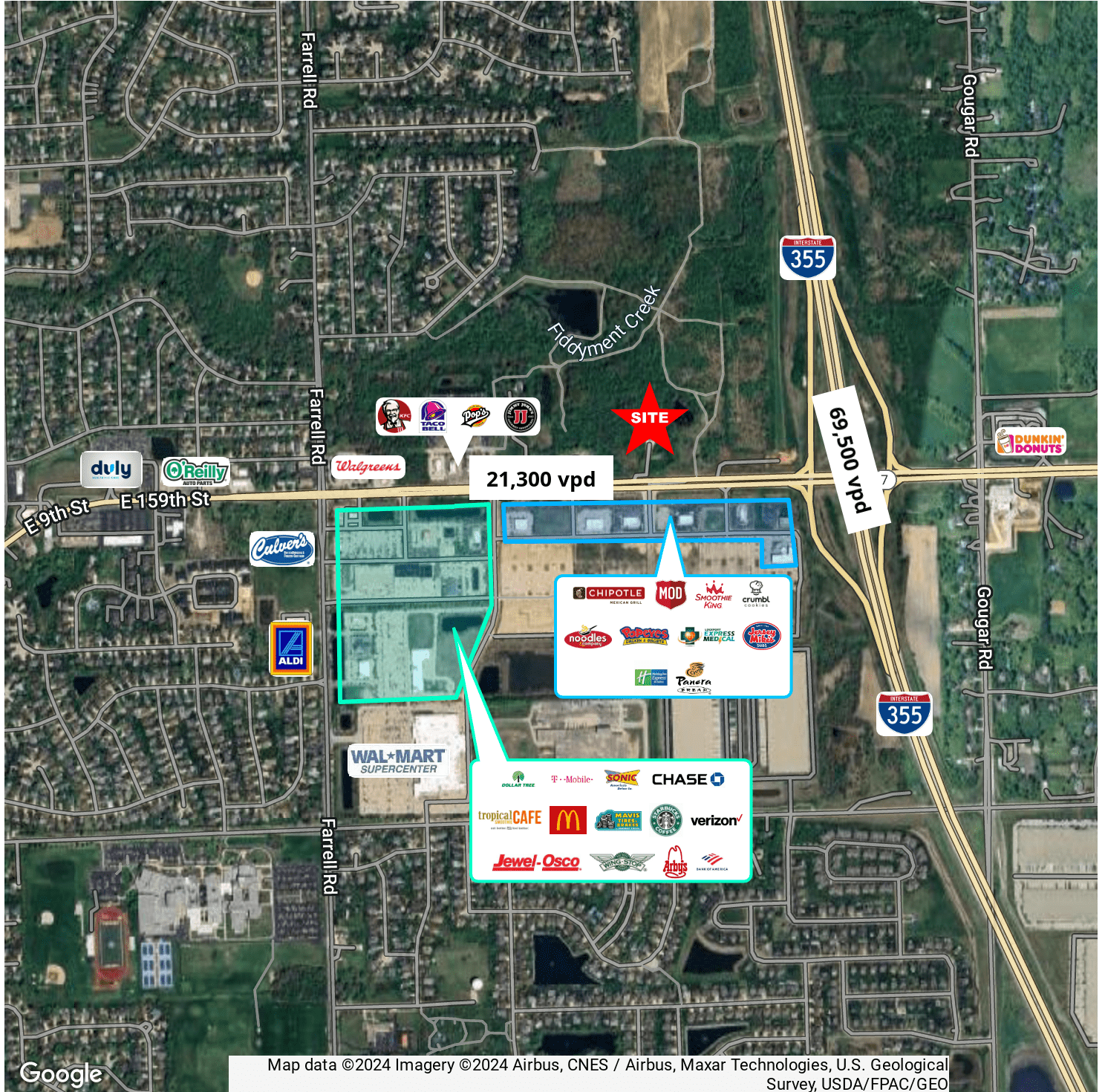
### LOCATION OVERVIEW

Located in the heart of Will County, Lockport offers a perfect blend of historic appeal and urban convenience. With easy access to major transportation routes, abundant retail and dining options, and a thriving local economy, the area presents an enticing opportunity for those seeking to be part of a dynamic and growing market.



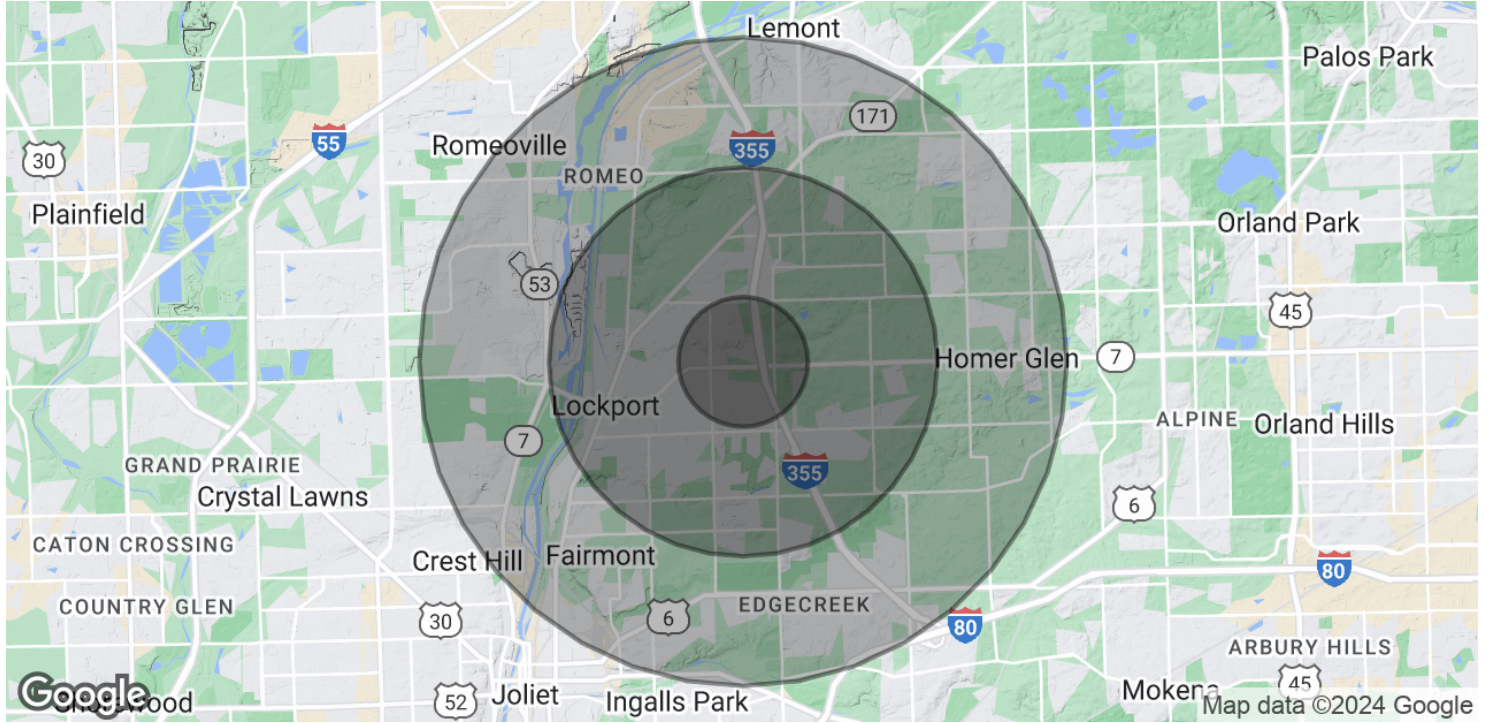


# LOCKPORT COMMERCIAL LAND





# LOCKPORT COMMERCIAL LAND



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	6,918	33,686	94,432
Average Age	37.1	40.1	38.6
Average Age (Male)	38.3	39.5	37.4
Average Age (Female)	36.0	40.6	39.1

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,130	12,550	32,165
# of Persons per HH	3.2	2.7	2.9
Average HH Income	\$114,910	\$96,031	\$96,415
Average House Value	\$292,184	\$260,261	\$265,517

2020 American Community Survey (ACS)