



**7000 W 111th Street  
Worth, Illinois 60482**





**7000 W 111th St is situated on over  
1 acre of land in Worth, Illinois**

**Office Building**

**21,235 sqft lot / 0.487 acres**

**PIN: 24-18-307-009-0000**

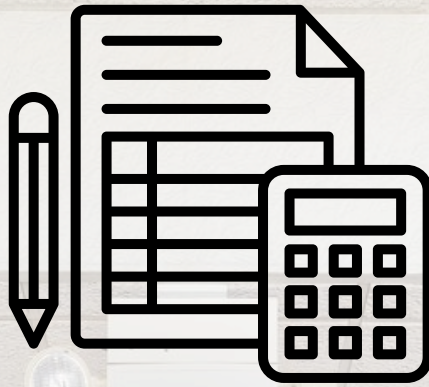
**102-Car Parking Lot**

**23,405 sqft / 0.537 acres**

**PIN: 24-18-307-008-0000**

**Zoned B-1**





Current Annual Rental Income

**\$331,200**

Current Monthly Rental Income

**\$27,600**

2025 Expenses (thru Q2)

**\$142,147**

2024 Expenses

**\$242,922**

Occupancy Rate

**94.27%**

**(22,525 / 23,893 total sqft)**





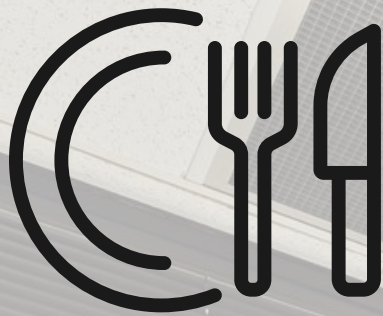
**Leaseholders  
have a combined  
108+ years  
of experience within  
their respective fields**





**With an elevator,  
Metra station nearby, and  
Dial-a-Ride services by Pace,  
businesses located at  
7000 W 111th St can feel  
secure in serving all clients,  
including those with  
mobility impairments.**





**Employees and guests can explore cuisines from around the world, enjoying lunches or get-togethers after work at one of the many nearby food establishments.**

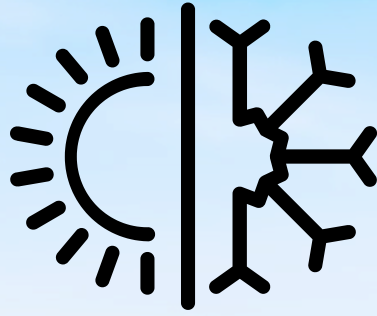


**Need more space or simply a change of scenery from the conference room? There are several venues in the area to host a company event or regional meeting.**

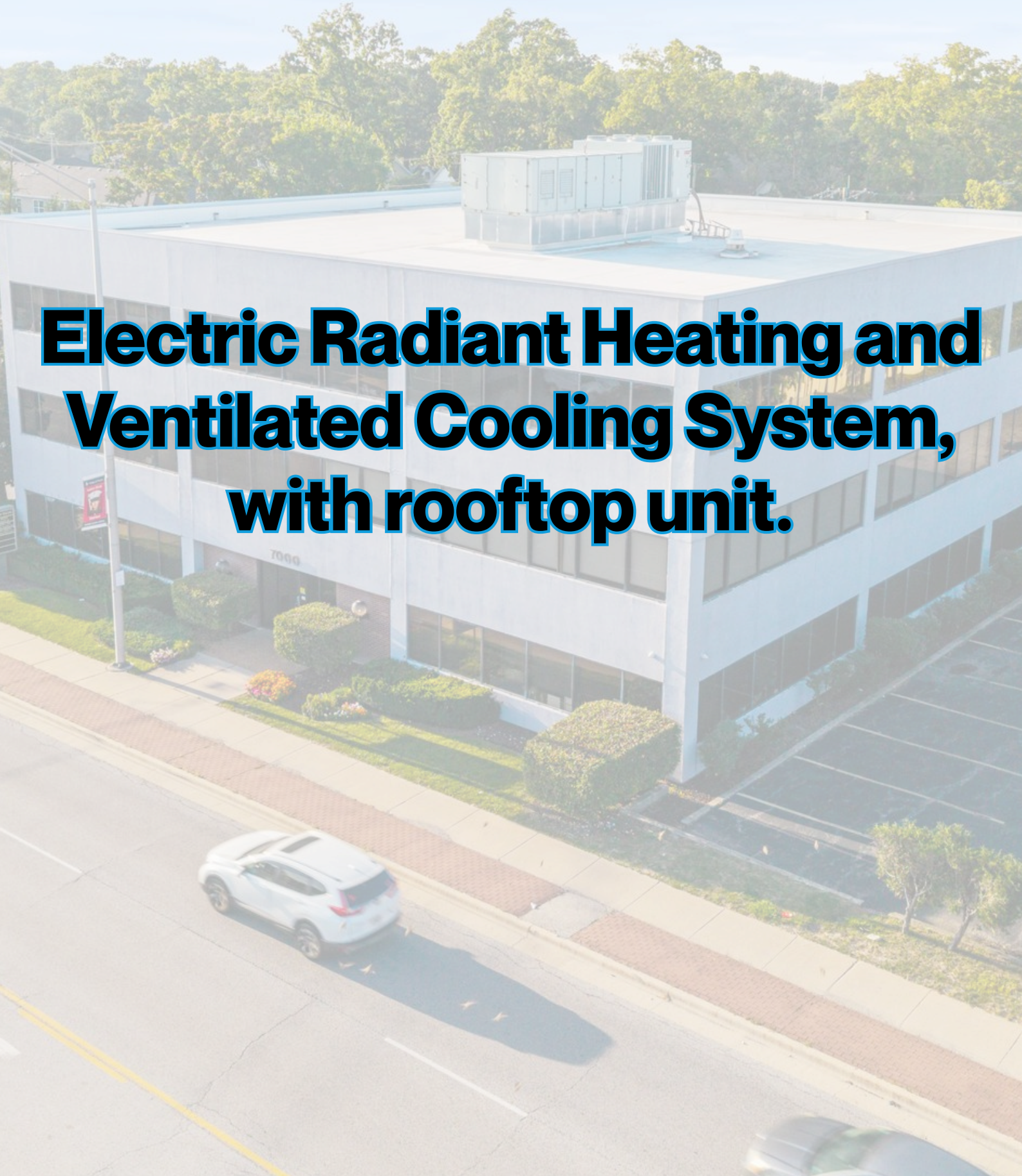


**Stores & malls are minutes away, allowing employees the chance to shop during a break or on their way into the office or back home.**





**Electric Radiant Heating and  
Ventilated Cooling System,  
with rooftop unit.**







**Village of Worth  
established in 1914**



**Nearly 11,000 residents**



**Well over 200 Businesses**





**Water's Edge Golf Course (less than 1 mile away)**



**Thousands of acres of nearby forest preserves**



**Worth Park District consists of 11 parks, including, just 0.8 mi away, Stahlak Park, an approximate half-acre open space site that is expected to receive a makeover in 2026 with a youth and adult fitness course, a plaza with shelter and seating, and two pickleball courts and fencing.**



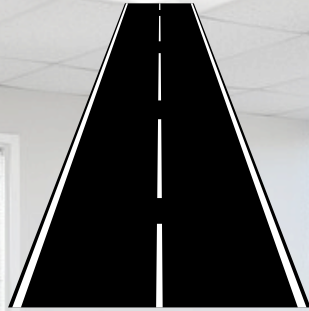


**Metra Train station is  
located at 11000 S Depot  
Street, with parking  
behind the Village Hall at  
7112 W 111th Street  
(both less than 1/4 mi away)**





**Bus stops along 111th and Harlem**



**Expressway I-294 (Tri-State Tollway)**



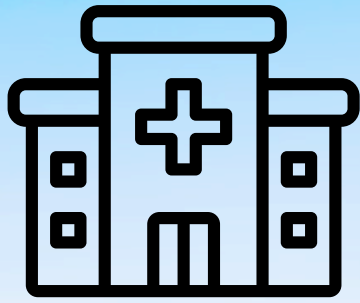
**Hotels and other accommodations nearby**





**According to IDOT's 2023 Stats  
7000 W 111th St  
attracts attention from  
passersby with an  
Annual Average Daily Traffic of  
26,900  
and between  
34,700 & 36,500 vehicles  
on Harlem Ave  
(N and S of 111th St, respectively)**





**Northwestern Medicine Hospital  
in Palos Heights (2.5 mi)**

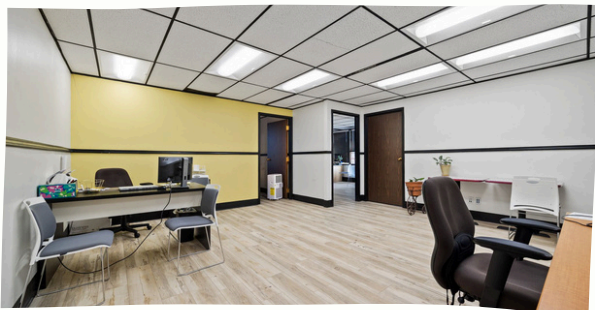
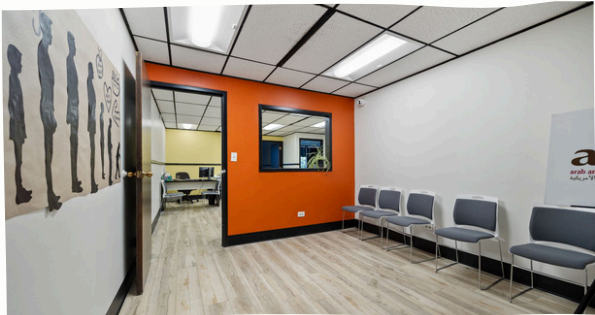
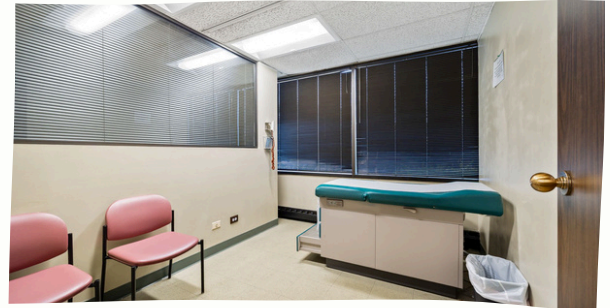
**Advocate Christ Medical Center  
in Oak Lawn (5 mi)**



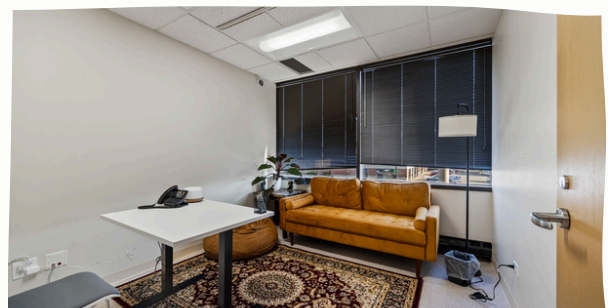
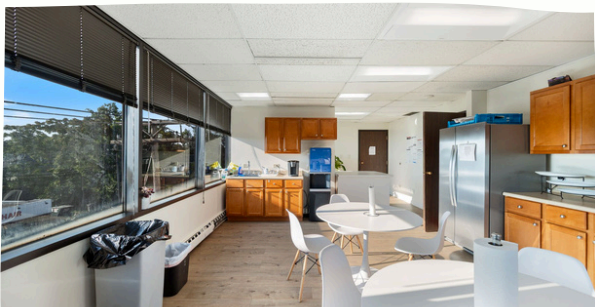
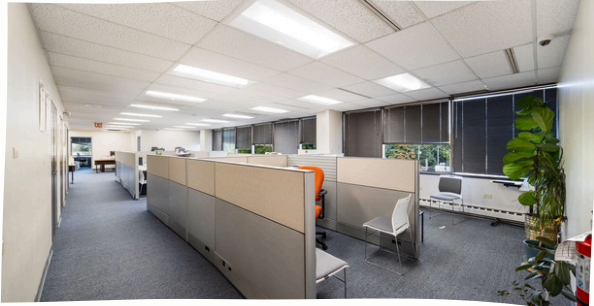
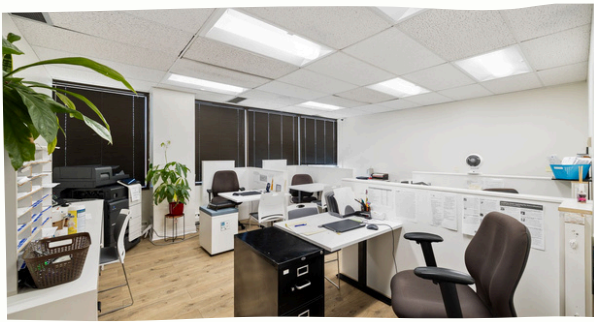
**Moraine Valley Community  
College in Palos Hills (2.4 mi)**

**Fifth Municipal District  
Courthouse in Bridgeview (2 mi)**

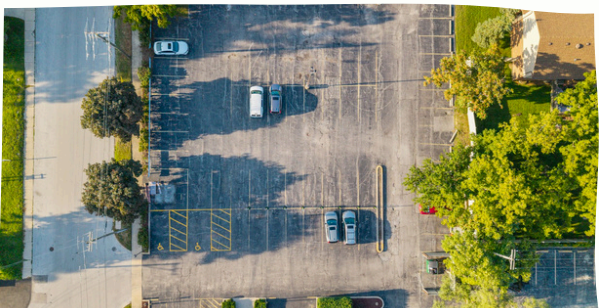
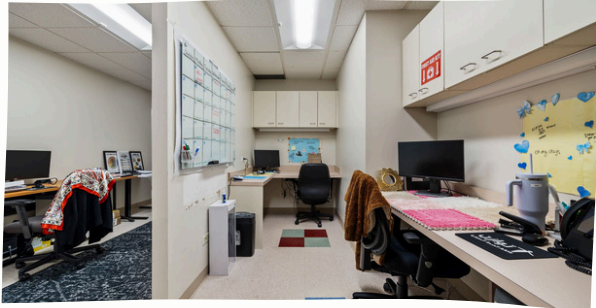








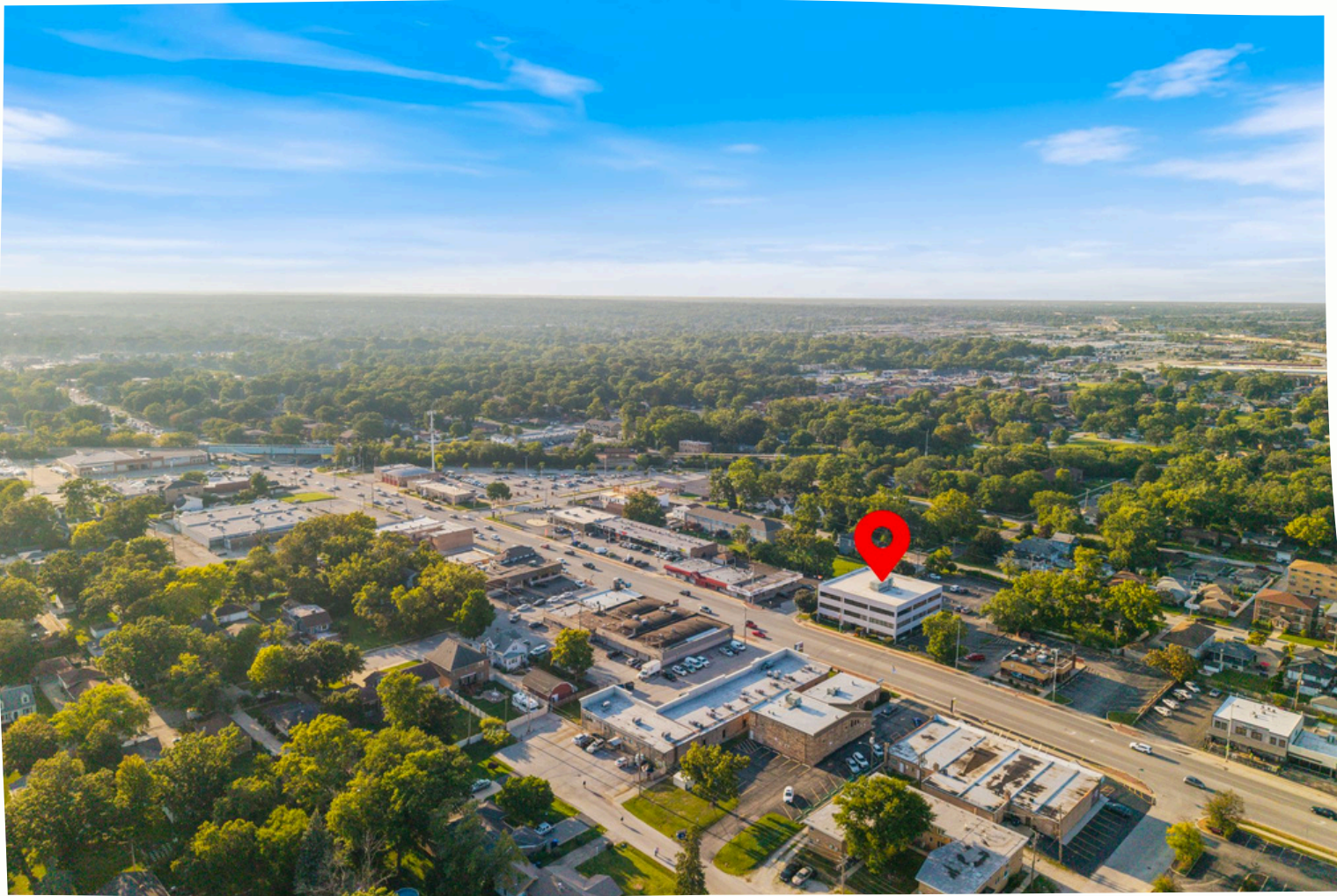










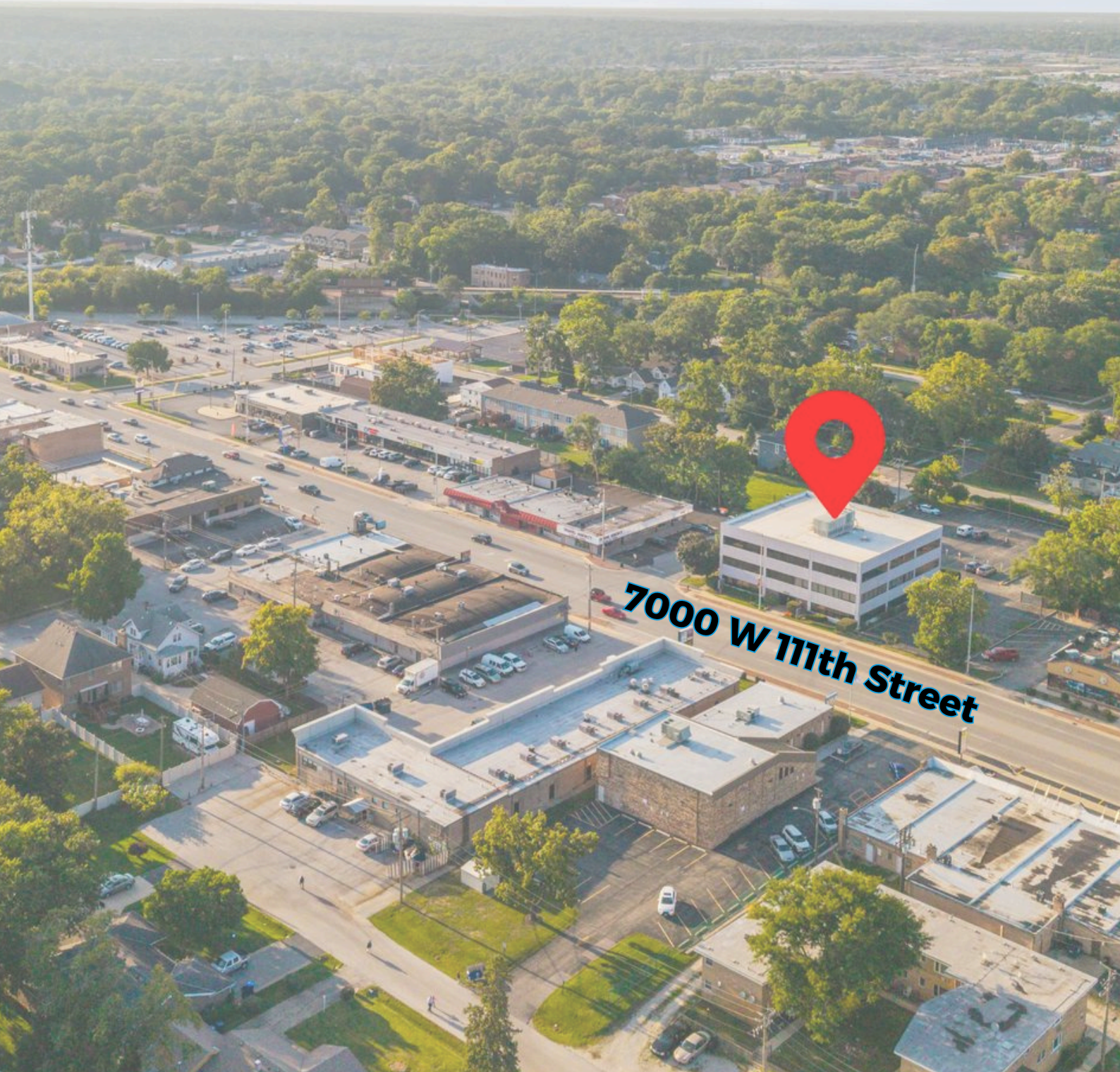




“

an investment opportunity  
Worth pursuing

”





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