

9554 Southwest Highway, Oak Lawn, IL 60453

9554 Southwest Hwy



OFFERING SUMMARY

Available SF:	1,000 – 2,000 SF
Lease Rate:	\$27.00 SF/yr (NNN)
Lot Size:	0.69 Acres
Building Size:	7,100
Zoning:	C-2 (General Service Business)

PROPERTY OVERVIEW

1,000–2,000sf of retail/office space available for lease. Formerly occupied by a real estate office. The unit is currently set up with a receptionist area and several private offices. It offers strong visibility with 20,000+ vehicles per day and is near 95th St., the area’s main retail corridor. Nearby are major shopping centers like Chicago Ridge Mall, anchored by Kohl's, Burlington, Michaels, and Dick's Sporting Goods, along with top retailers including Buffalo Wild Wings, Chick-fil-A, Raising Cane's, AMC Theatres, Dunkin Donuts, and many more.

PROPERTY HIGHLIGHTS

- 1,000–2,000sf Available
- Fully Built-Out Office
- Highly Visible Site
- Heavy Traffic Counts

for more information

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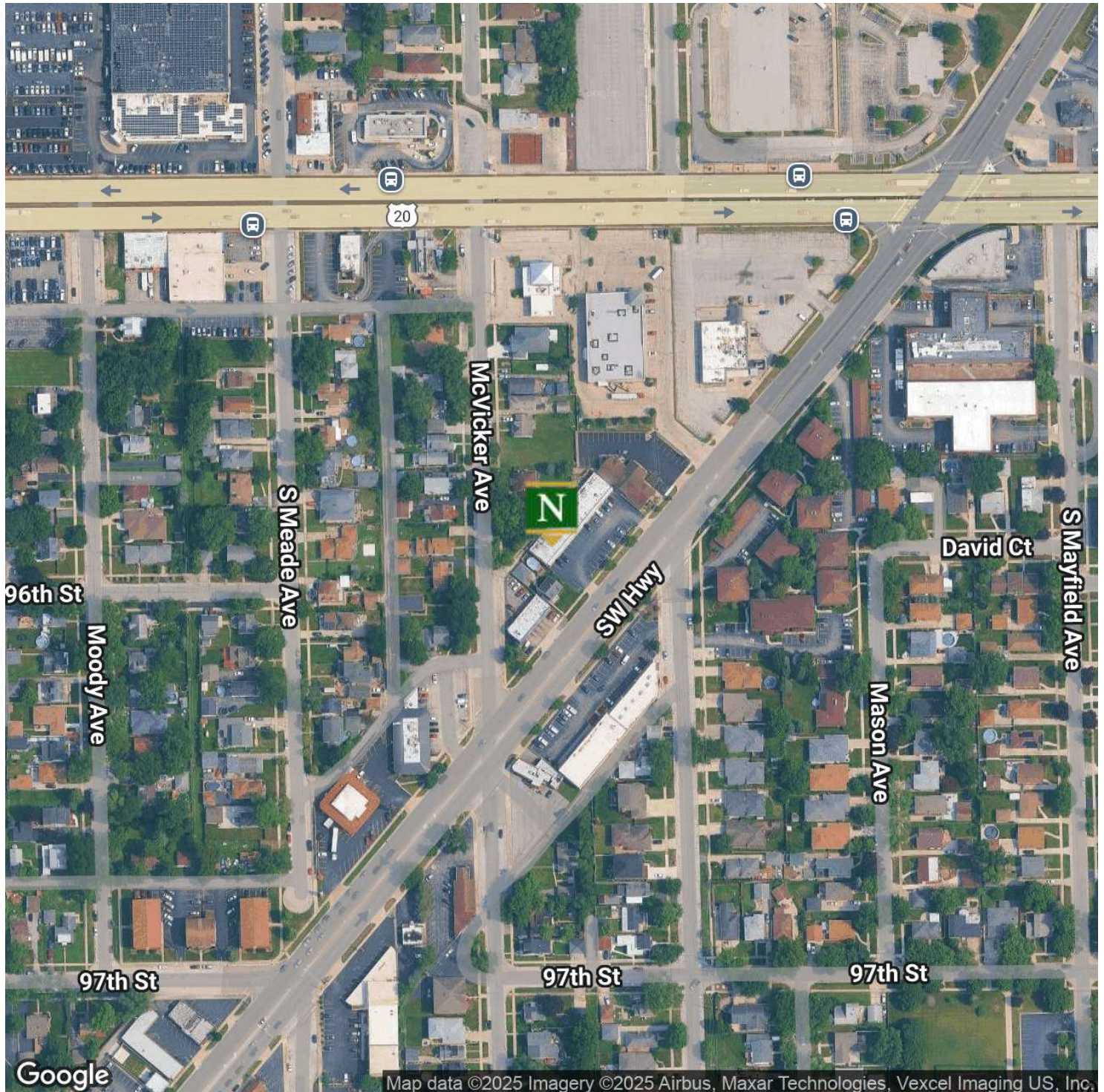


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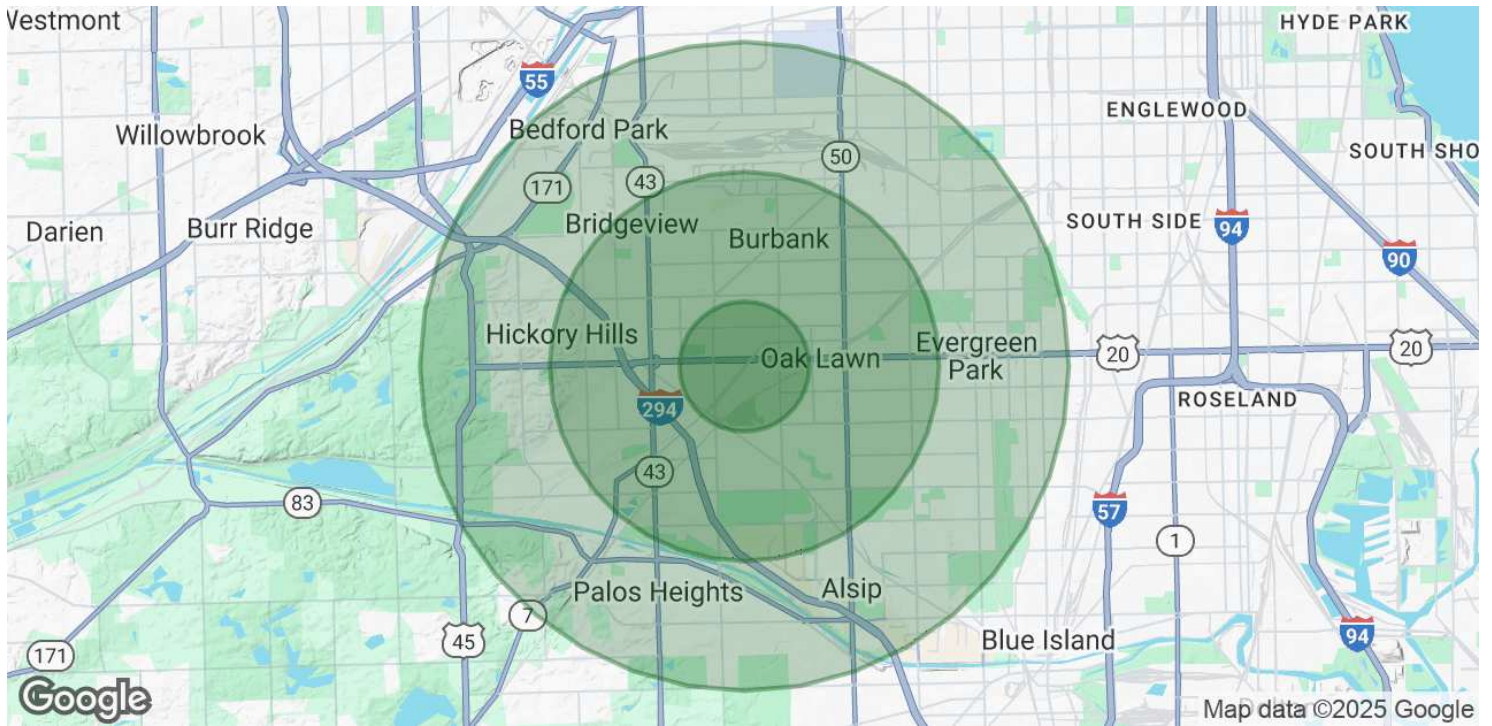
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	18,339	152,970	384,578
Average Age	41	41	41
Average Age (Male)	40	39	39
Average Age (Female)	42	42	42

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	6,496	55,972	140,167
# of Persons per HH	2.8	2.7	2.7
Average HH Income	\$99,826	\$96,051	\$100,330
Average House Value	\$285,236	\$270,040	\$282,039

ETHNICITY (%)

	1 MILE	3 MILES	5 MILES
Hispanic	26.3%	30.2%	32.5%

RACE

	1 MILE	3 MILES	5 MILES
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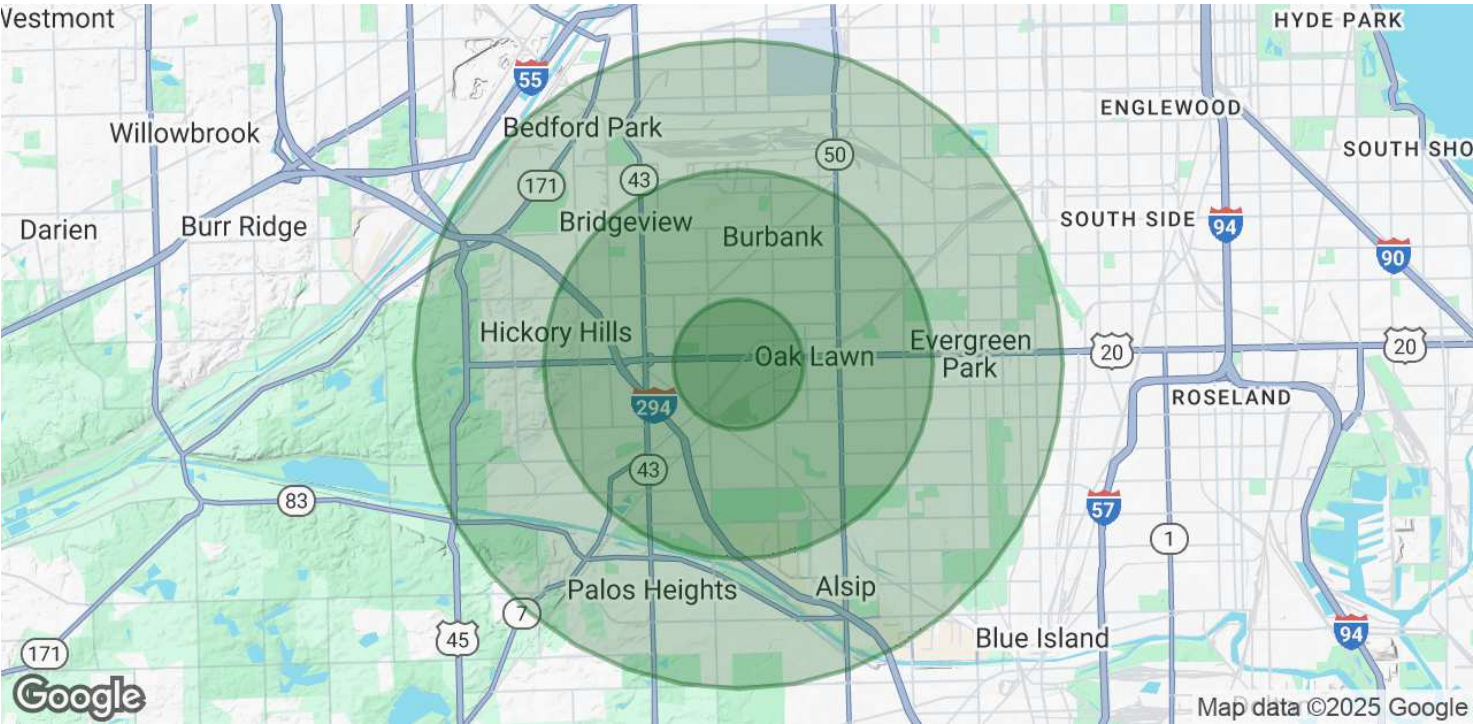
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Total Population - White	12,316	94,873	206,029
% White	67.2%	62.0%	53.6%
Total Population - Black	1,059	11,282	58,522
% Black	5.8%	7.4%	15.2%
Total Population - Asian	473	4,234	6,779
% Asian	2.6%	2.8%	1.8%
Total Population - Hawaiian	4	46	103
% Hawaiian	0.0%	0.0%	0.0%
Total Population - American Indian	195	1,714	4,714
% American Indian	1.1%	1.1%	1.2%
Total Population - Other	2,016	20,866	58,201
% Other	11.0%	13.6%	15.1%

Demographics data derived from AlphaMap

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