

4439 West 95th Street, Oak Lawn, IL 60453

Freestanding Building on 95th St in Oaklawn



OFFERING SUMMARY

Available SF:	1,800 SF
Lease Rate:	Negotiable
Lot Size:	0.14 Acres
Building Size:	1,800
Zoning:	C-1 General Business
Market:	Oaklawn
Submarket:	Southwest Subrubs

PROPERTY OVERVIEW

+/- 1800sf Freestanding building on a 6,050sf site. There are approximately 9 parking spaces and there is a curb cut off 95th St. Building was formerly a Jewellery Store.

LOCATION OVERVIEW

The property is located in the 95th St business corridor. It is directly across the street from Christ Advocate Hospital. One of the areas largest employers featuring +/- 788 beds and approximately 1,300 employees. Traffic counts along 95th St exceed +/- 38,000 vehicles per day. Oak Lawn is a village in Cook County, Illinois. The population was 58,362 at the 2020 census. Oak Lawn is a suburb of Chicago, located southwest of the city. It shares borders with the city in two areas but is surrounded mostly by other densely populated suburbs. The Village of Oak Lawn continues to be a top destination for new and growing businesses. As a village, they continue to support local businesses and recognize the importance of a strong commercial presence within the Village.

for more information

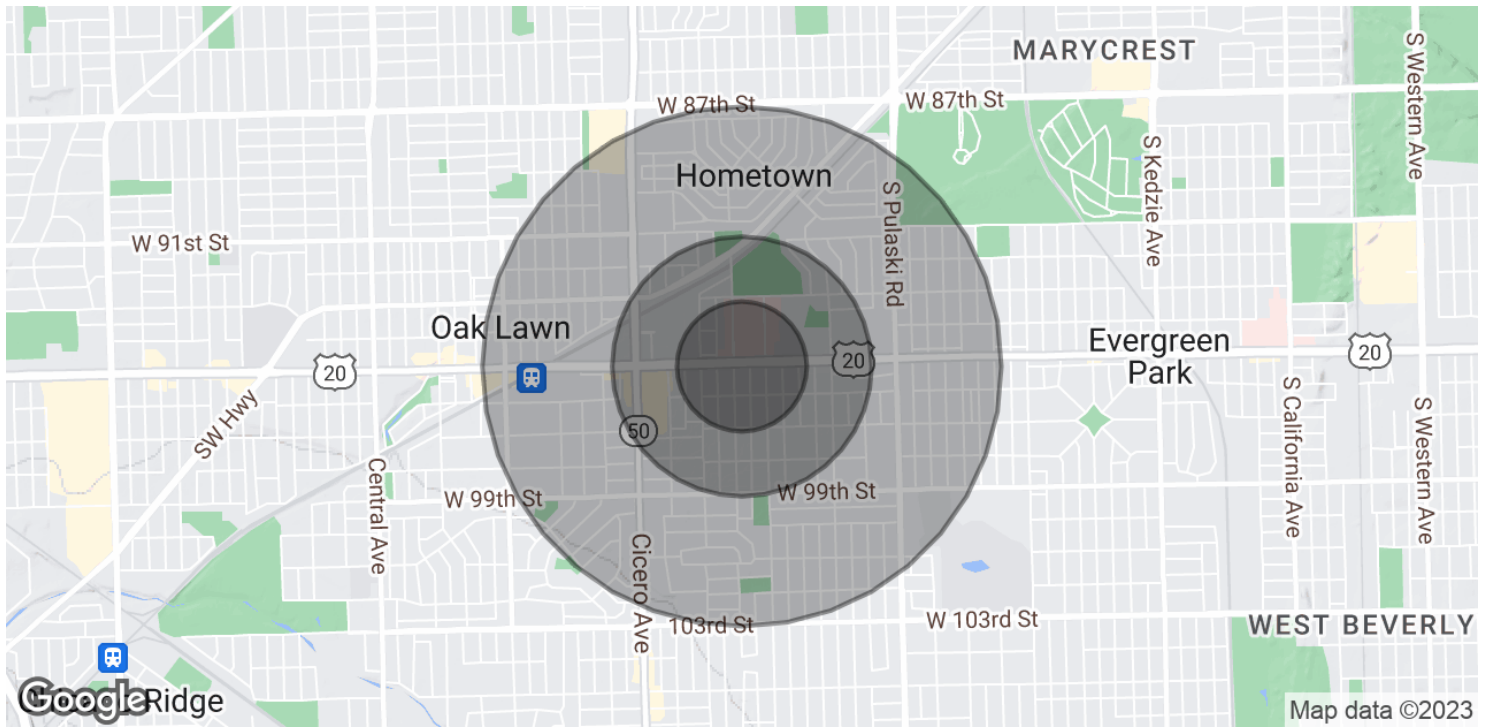
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,050	4,388	21,799
Average Age	45.6	42.8	39.8
Average Age (Male)	45.4	39.4	37.0
Average Age (Female)	46.6	47.9	42.8
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	495	2,077	9,422
# of Persons per HH	2.1	2.1	2.3
Average HH Income	\$79,396	\$70,525	\$71,830
Average House Value	\$235,289	\$184,674	\$181,613

* Demographic data derived from 2020 ACS - US Census

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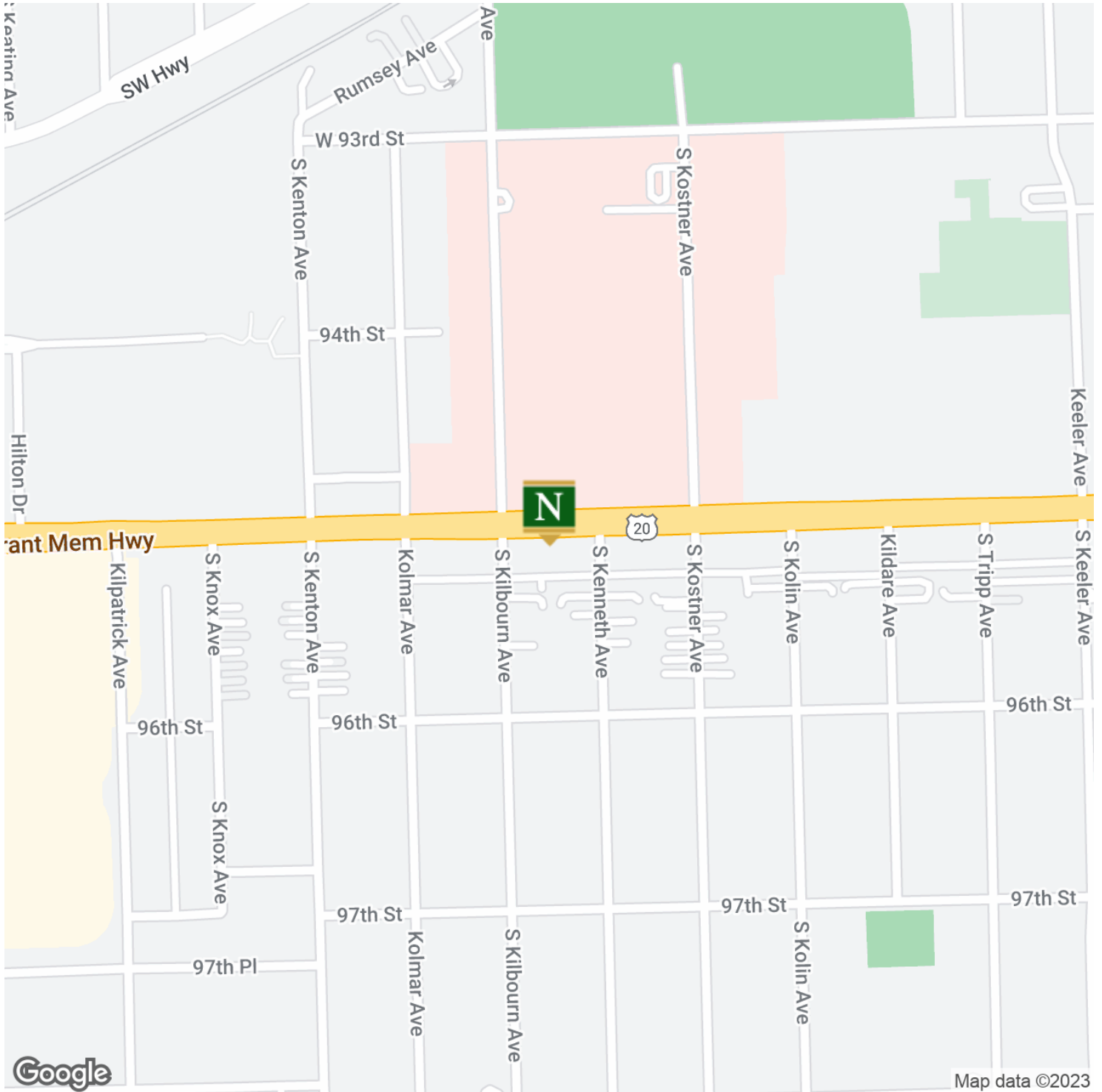
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Retail Property For Lease December 21, 2023

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