

FOR SALE OR LEASE MIXED-USE OPPORTUNITY IN LOCKPORT



704 E 9th St

Lockport, IL 60441

- Just under 3000 SF building
- This is a rare opportunity to own or lease a C-2 zoned commercial property in the heart of growing Lockport
- Perfect for entrepreneurs who want visibility, flexibility, and income potential.

**REMAX MILLENNIUM
COMMERCIAL GROUP**
14148 S Bell Rd Unit B-9,
Homer Glen, IL 60491



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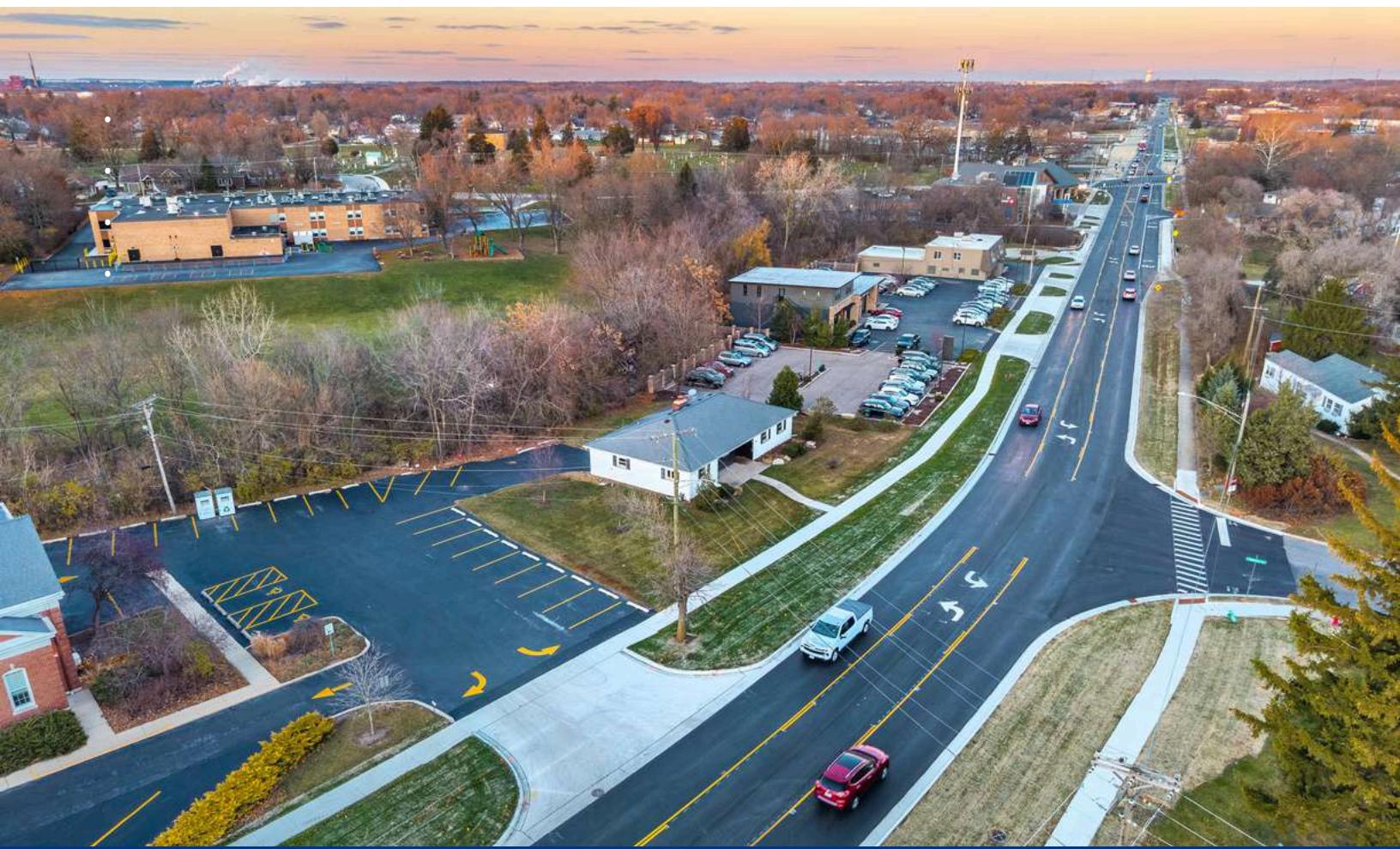


Gabija Baudyte
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Commercial Potencial (C-2 Zoning)

Ideal for:

- Professional offices
- Retail services
- Medical or dental practice
- Animal hospital / grooming
- Rental store
- Smoke shop and many other permitted uses



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Live & Work Opportunity

The best part? You can run your business and live in the same building.

Residential features include:

- 4 Bedrooms
- 2 Bathrooms
- Kitchen
- Living room with fireplace
- Full unfinished basement
- Laundry room
- 1 car garage



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- Perfect for owner users, investors, or business owners looking to control overhead and build equity.
- Prime location on one of the busiest streets in Lockport with incredible visibility, strong traffic counts, and easy access.
- Lockport continues to grow, with strong local traffic, established neighborhoods, and easy access to major routes.
- Opportunities like this where zoning flexibility meets residential comfort don't come around often.



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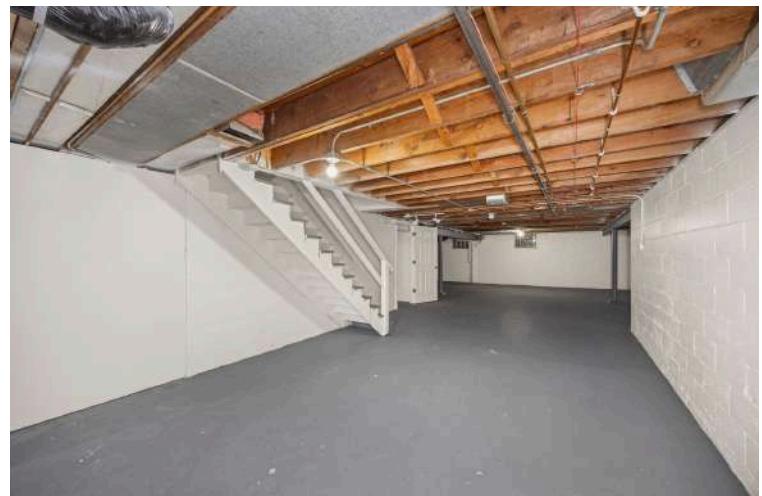
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