



Jones Lang LaSalle Americas, Inc.
JLL Portfolio Disposition Services



Former Pizza Hut For Sale



±3,427 s.f. on ± 0.84 acres

4727 Lincoln Mall Dr

Matteson, IL 60443

JLL Disposition Services

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State Licensee

Jose O. Gonzalez

Property Information

- This property is located just outside of the Matteson Market Square Crossing. This development is a visionary brand-new mixed-use community in one of the southern suburbs' most vibrant villages. High visibility, high auto traffic site in the heart of the Village of Matteson. Site land-use opportunities include recreational/sports, office, residential for sale, residential for lease, hotel, and retail. The site has approx. 50 acres of land and building ideally suited for redevelopment.
- Significant daytime traffic positioned off S. Cicero Ave.
- Located only 30 miles south of downtown Chicago, IL.



Area Traffic Counts

20,800 VPD
Cicero Ave at Southwick Dr

37,228 VPD
211th St at Cicero Ave

35,467 VPD
211th St at S Cicero Ave



Estimated Population

1-mile	3-miles	5-miles
4,466	53,809	149,114



Average Household Income

1-mile	3-miles	5-miles
\$93,199	\$93,426	\$99,234



Number of Households

1-mile	3-miles	5-miles
1,761	20,546	56,035



Median Age

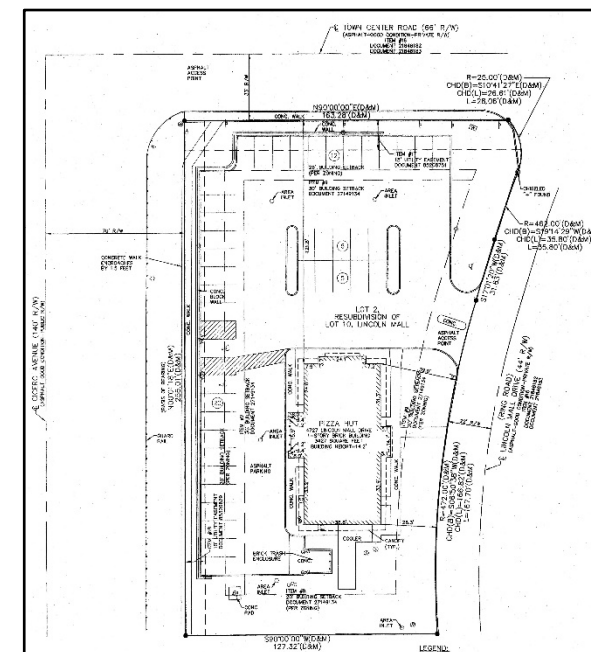
1-mile	3-miles	5-miles
42.5	42.1	40.4

Property Details

- Building Size: ±3,427 s.f. building
- Parcel Size: ±0.84 acres
- Year Built: 1984
- Concept: Former Pizza Hut
- Building Configuration: Free-standing
- Parking: 42 spaces
- Zoning: MXD

Asking Price

~~\$450,000~~ \$375,000





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