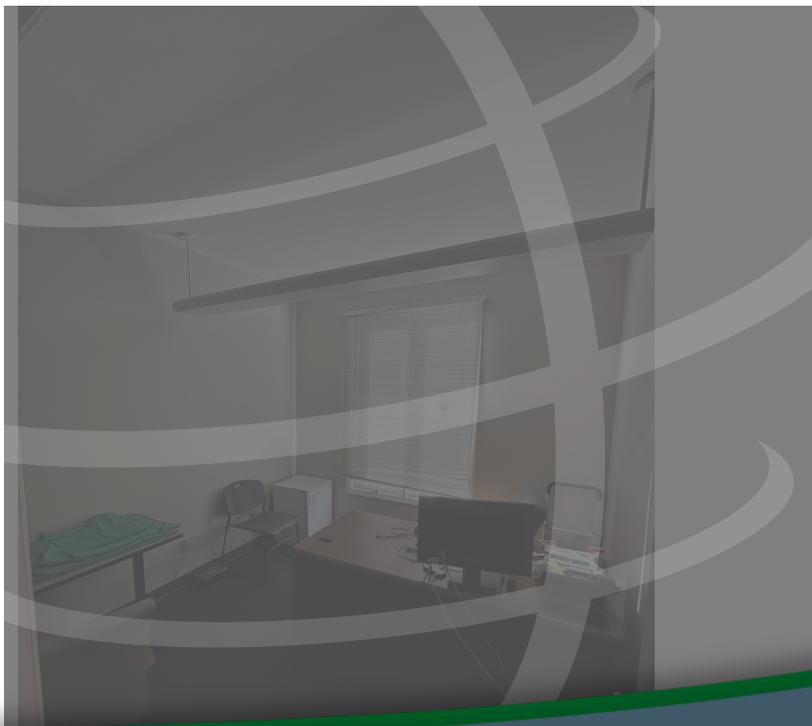


1544 W 45TH ST, MUNSTER, IN 46321



For more information, please contact:

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LEASING MUNSTER OFFICE SUITES

1544 W 45th St, Munster, IN 46321



EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 100 - 140 SF

Lease Rate: \$600.00 - 650.00 per month (Full Service)

Lot Size: 0.6 Acres

Year Built: 1994

Building Size: 13491 SF

PROPERTY HIGHLIGHTS

- Professional office space for lease in Munster
- Located on a main thoroughfare, 45th Street
- 5 individual offices available
- Turnkey



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PROPERTY DESCRIPTION



PROPERTY DESCRIPTION

Turnkey office space for lease in Munster. The property is located directly on the corner of 45th Street and White Oak Avenue. The space is made up of 5 individual offices. Each office rents for \$600 to \$650 per month.

LOCATION DESCRIPTION

This property is located on 45th Street in Munster, Indiana. Munster is a town located in North Township, Lake County, Indiana, United States. This community lies in the Chicago metropolitan area, approximately 30 miles southeast of the Chicago Loop, and shares municipal boundaries with Hammond to the north, Highland to the east, Dyer and Schererville to the south, and Lansing and Lynwood directly west of the Illinois border. The 2010 U.S. Census counted the town's population at 23,603



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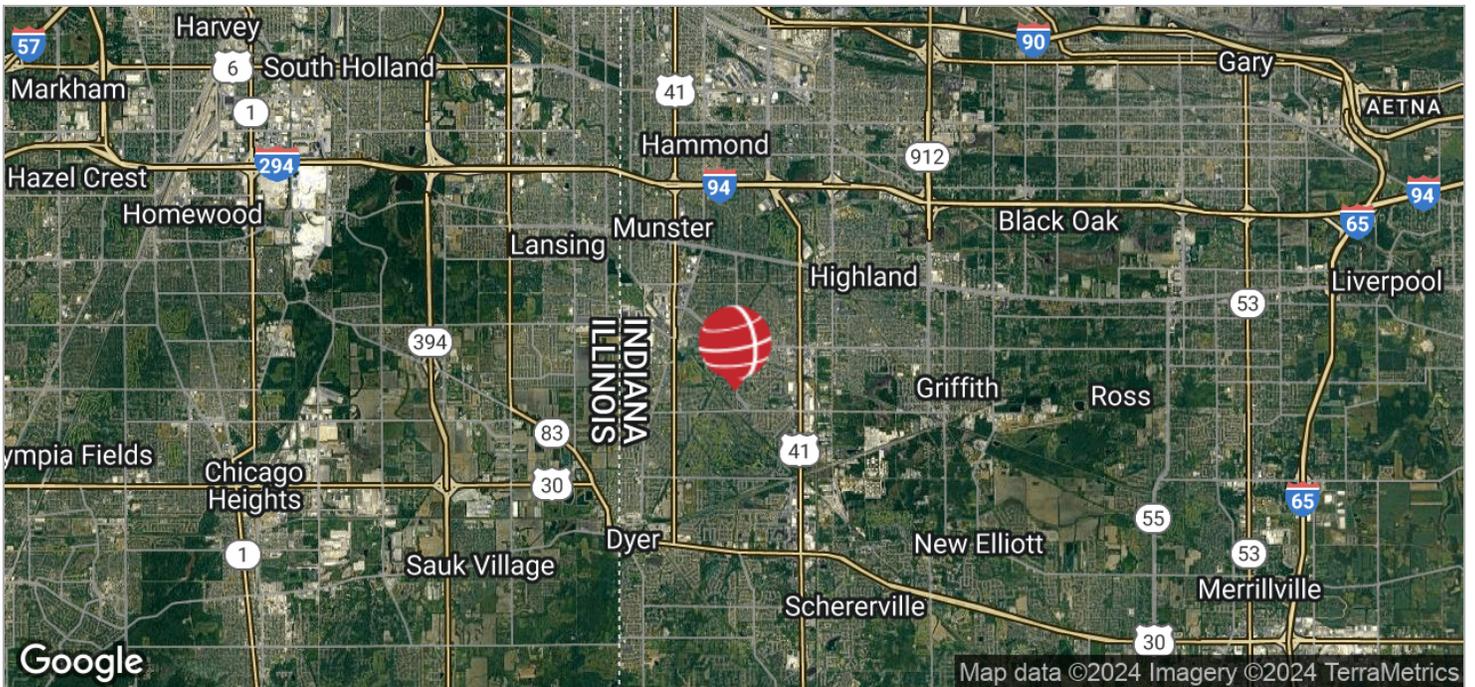
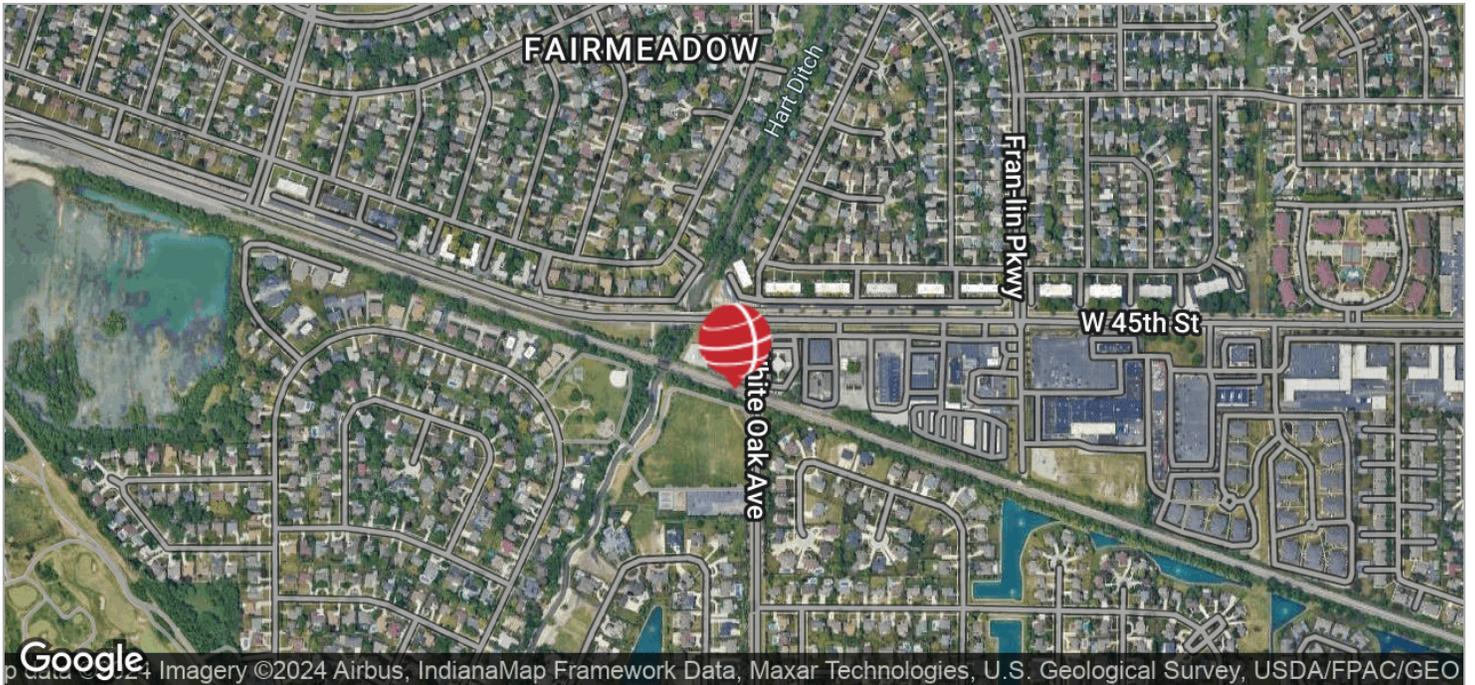
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LOCATION MAPS



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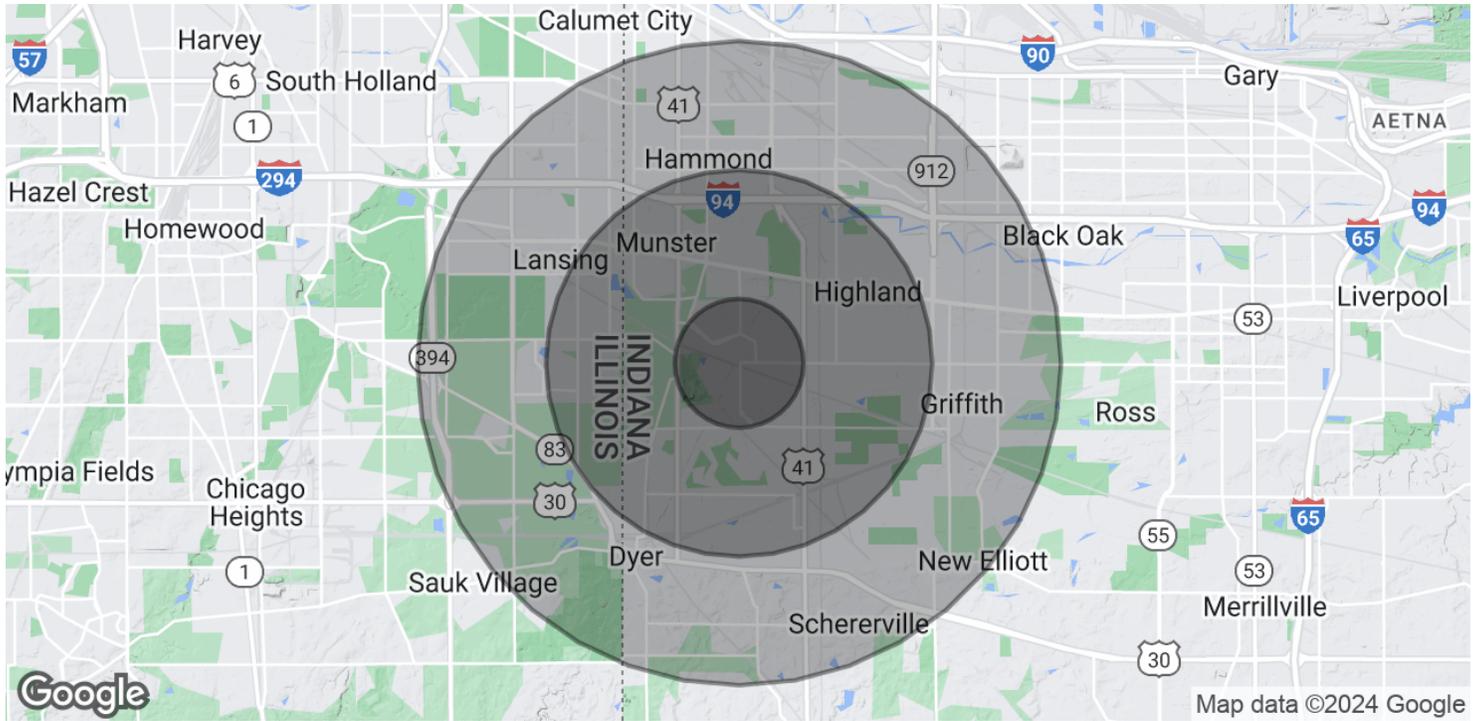
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DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,969	79,046	197,970
Average Age	45.4	43.9	40.6
Average Age (Male)	43.0	41.7	38.5
Average Age (Female)	46.8	45.6	42.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	4,938	33,325	82,623
# of Persons per HH	2.2	2.4	2.4
Average HH Income	\$102,874	\$86,335	\$75,819
Average House Value	\$238,666	\$193,836	\$163,693

* Demographic data derived from 2020 ACS - US Census

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