

W 159th St

159th St - 33,400 vpd

159th St

S Ravinia Ave



PRICE REDUCED



LaGrange Rd - 41,400 vpd



+/- 72  
ACRES

161st Pl

Hackney Dr

S 97th Ave

Hilcrest Cir

S 97th Ave

163rd St

Koch Ct

165th St

163rd St

## 72 AC SINGLE FAMILY DEVELOPMENT OPPORTUNITY

LAGRANGE ROAD AND 159TH STREET, ORLAND PARK, IL 60462



## 72 AC RESIDENTIAL DEVELOPMENT OPPORTUNITY



### OFFERING SUMMARY

**Sale Price:** Contact Broker

**Zoning:** R-3

**Market:** Suburban Chicago

**Co-Listed With:** Brian Blackmore  
Coldwell Banker  
Commercial  
blackmorelds@gmail.com  
630-207-8292

### PROPERTY HIGHLIGHTS

- 72 Acres available for single family residential development
- Ideal location surrounded by shopping, restaurants, parks, medical care, and schools
- A wetland and Marley Creek lie at the south end of the property
- Takedowns available
- Ideal access to roadway system via 159th Street, Route 45/LaGrange Rd, and I-80
- 153rd Street Train Station just under 2 miles away
- Only 25 miles southwest of downtown Chicago

### LOCATION OVERVIEW

Parcel located in Orland Park, west of La Grange Road and south of 159th Street. Ample retail stores, restaurants, recreational parks, medical care facilities, and schools all within 2 miles.

- Only 25 miles southwest of Downtown Chicago
- 153rd Street Train Station just under 2 miles away
- Under a mile away from Orland Park's Centennial Park and Recreational Center
- Strong Medical Industry



## 72 AC RESIDENTIAL DEVELOPMENT OPPORTUNITY

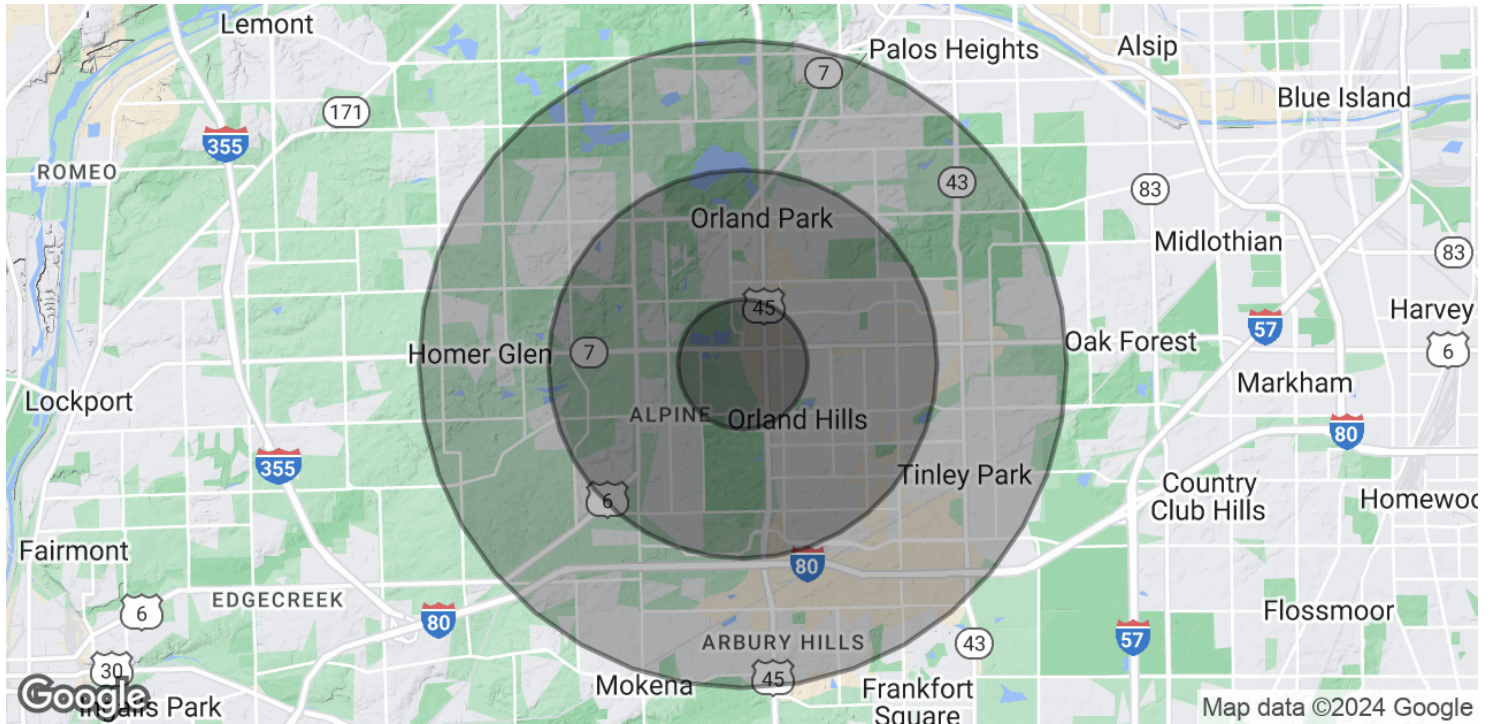






LAGRANGE ROAD AND 159TH STREET, ORLAND PARK, IL 60462

## 72 AC RESIDENTIAL DEVELOPMENT OPPORTUNITY



### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	6,090	68,540	172,239
Average age	40.9	41.7	41.1
Average age (Male)	38.9	39.0	39.2
Average age (Female)	43.0	43.4	42.4

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,279	24,890	61,467
# of persons per HH	2.7	2.8	2.8
Average HH income	\$87,761	\$95,994	\$96,242
Average house value	\$361,881	\$358,697	\$351,083

\* Demographic data derived from 2020 ACS - US Census