



Location Finders Brokerage, LLC  
9440 Enterprise Dr, Mokena, IL 60448  
(708) 390-1629

1025-1069 E. 9<sup>th</sup> St  
Lockport, IL

## Commercial Spaces Available

1,850 - 4,435 SF

### MARKET SUMMARY

- Center positioned near signalized corner with great visibility from 9<sup>th</sup> St
- Over 110,000 people with an average income of \$97,000 within 5-miles
- Join Ace Hardware, Planet Fitness, and Dunkin' Donuts, a tenant mix that drives consistent traffic to the site
- 230+ parking spaces support retail, dining, and services
- Growing trade area with rising population and spending.

### DEMOGRAPHICS

POPULATION	1 Mile	10,362
	3 Mile	33,583
	5 Mile	112,805
# HOUSEHOLDS	1 Mile	4,100
	3 Mile	12,489
	5 Mile	38,982
AVG HH INCOME	1 Mile	\$104,602
	3 Mile	\$107,551
	5 Mile	\$97,037

### CONTACT

ALAN ERICKSON  
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(708) 390-1629





## Commercial Spaces Available

**1,850 - 4,435 SF**

### SITE SUMMARY

- **Building GLA:** 54,642
- **Available:**
  - **Suite 1027** - 1,850 SF
  - **Suite 1029** - 2,585 SF
  - **Suite 1059** - 2,503 SF
- **Access:** Full access off 9<sup>th</sup> St and Read St
- **Parking:** 235 Total Spaces
- **Signage:** Monument signage available



Unit	Tenant	Sq. Ft.
1025	Planet Fitness	12,419
1027	Available	1,850
1029	Available	2,585
1033	Moo Do Kwan	3,200
1035	Penny's Place	1,900
1037	Ace Hardware	15,505
1041	Fairman's Accounting	1,300
1043	Subway	1,105
1045	Barber	975
1047	Rosati's Pizza	1,040

Unit	Tenant	Sq. Ft.
1051	Smokey Top	946
1053	City Nails	1,040
1055	Browns Chicken	1,398
1057	Edward Jones	1,300
1059	Available	2,503
1063	William Drew Law	550
1065	ATI Physical Therapy	3,015
1069	Dunkin' Donuts	1,400

Total: 54,642 SF

### CONTACT

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