

Land For Sale



CATON
COMMERCIAL
REAL ESTATE GROUP

Theodore Street

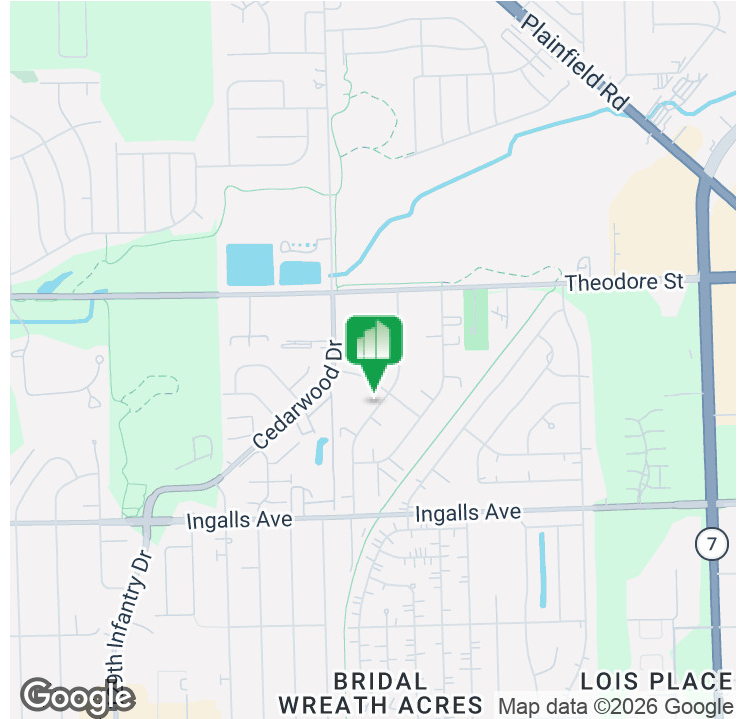
Cedarwood Drive

ROCK RUN DRIVE COMMERCIAL LAND FOR SALE

ROCK RUN DR, CREST HILL, IL 60403

COMMERCIAL LAND FOR SALE | ROCK RUN DRIVE

ROCK RUN DR, CREST HILL, IL 60403



OFFERING SUMMARY

Sale Price: \$180,000

Lot Size: 1.38 Acres

Zoning: B-2

Taxes: \$4,534.24
(Combined 2025 Taxes)

APN#: 30-07-06-110-006
30-07-06-110-007

PROPERTY OVERVIEW

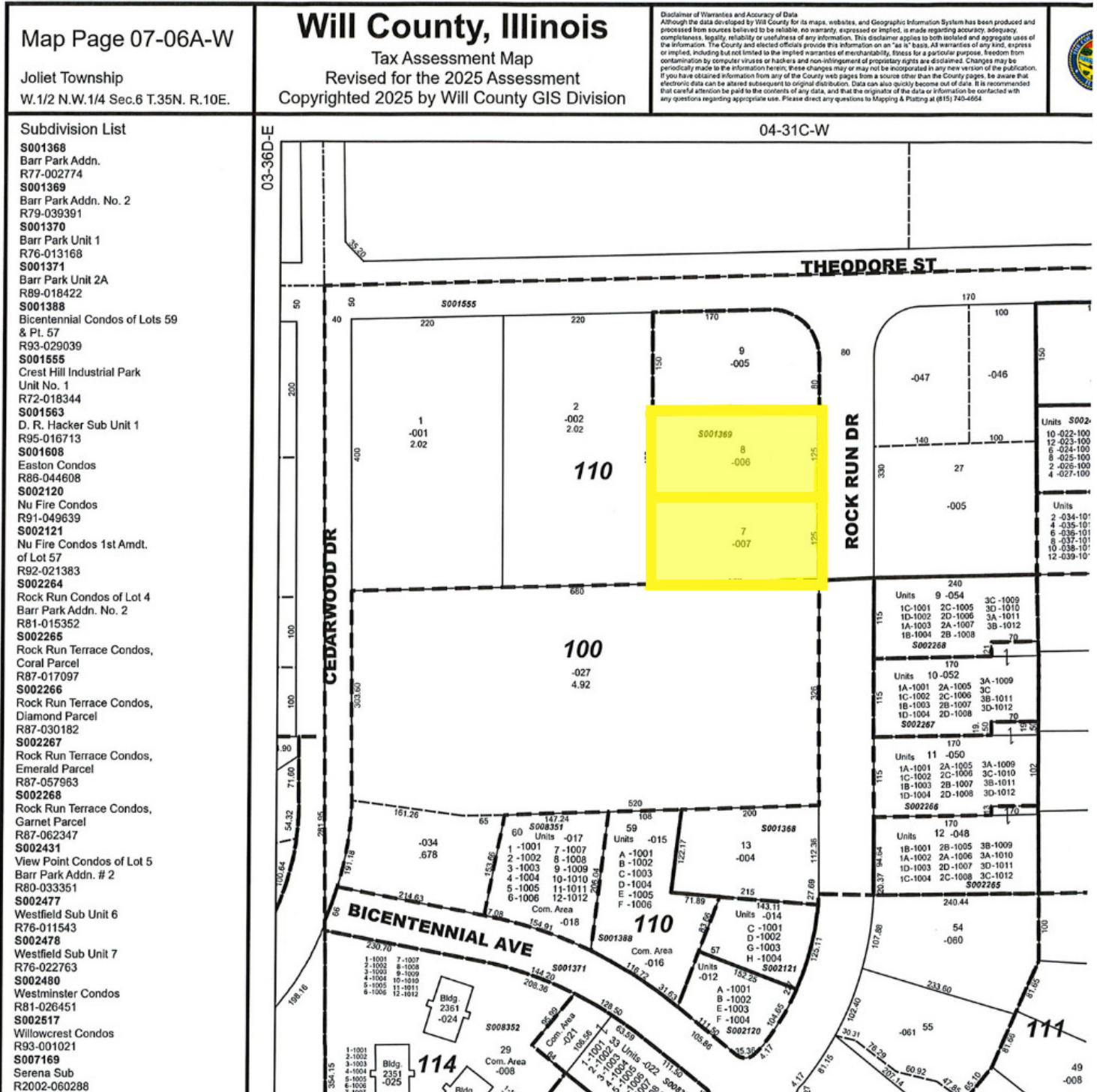
- Commercial development opportunity
- Sewer and water stubbed to site
- Existing off-site detention
- Motivated seller with competitive pricing
- Potential for additional adjacent acreage to the north

LOCATION OVERVIEW

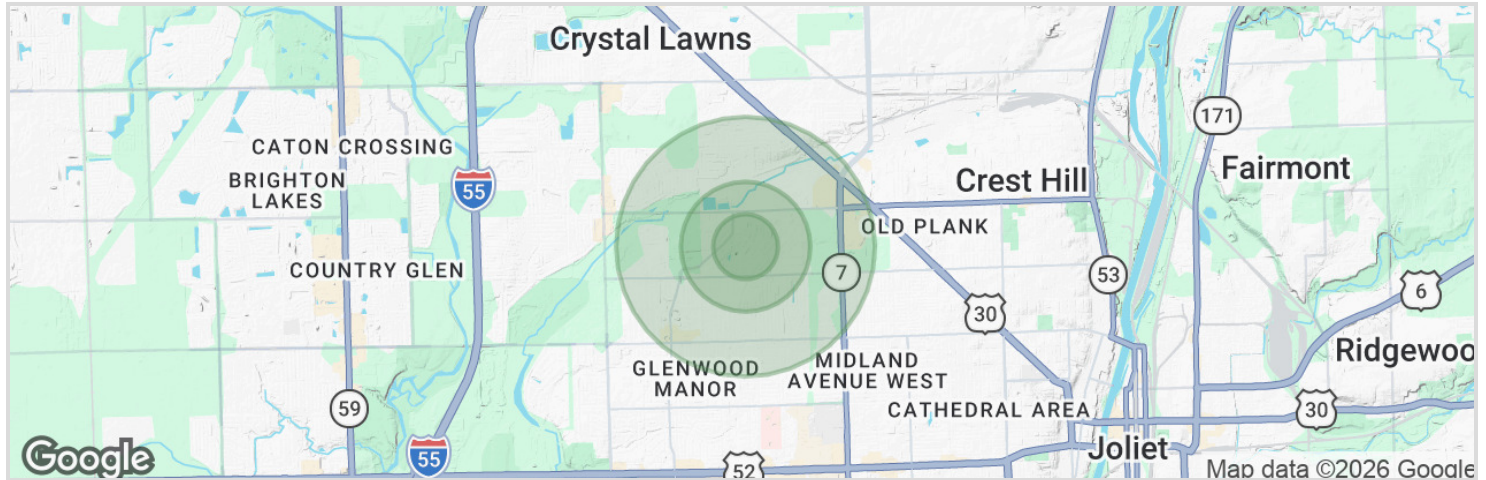
Located in Crest Hill's established commercial corridor, Rock Run Drive offers convenient access to Plainfield Road/US-30 and nearby Weber Road. The surrounding market includes a mix of retail, service businesses, residential neighborhoods, and commercial users. Will County offers a favorable tax environment compared to many neighboring Chicago-area markets, while proximity to I-55, I-80, and I-355 provides strong regional connectivity and supports continued commercial growth.

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1 mile



\$72,734

Median Household Income



12,824

Population



5,490

Households



39.2

Median Age



\$57,199

Median Disposable Income

3 miles



\$88,520

Median Household Income



92,046

Population



35,672

Households



39.9

Median Age



\$64,282

Median Disposable Income

5 miles



\$87,622

Median Household Income



184,183

Population



67,713

Households



38.4

Median Age



\$68,770

Median Disposable Income