

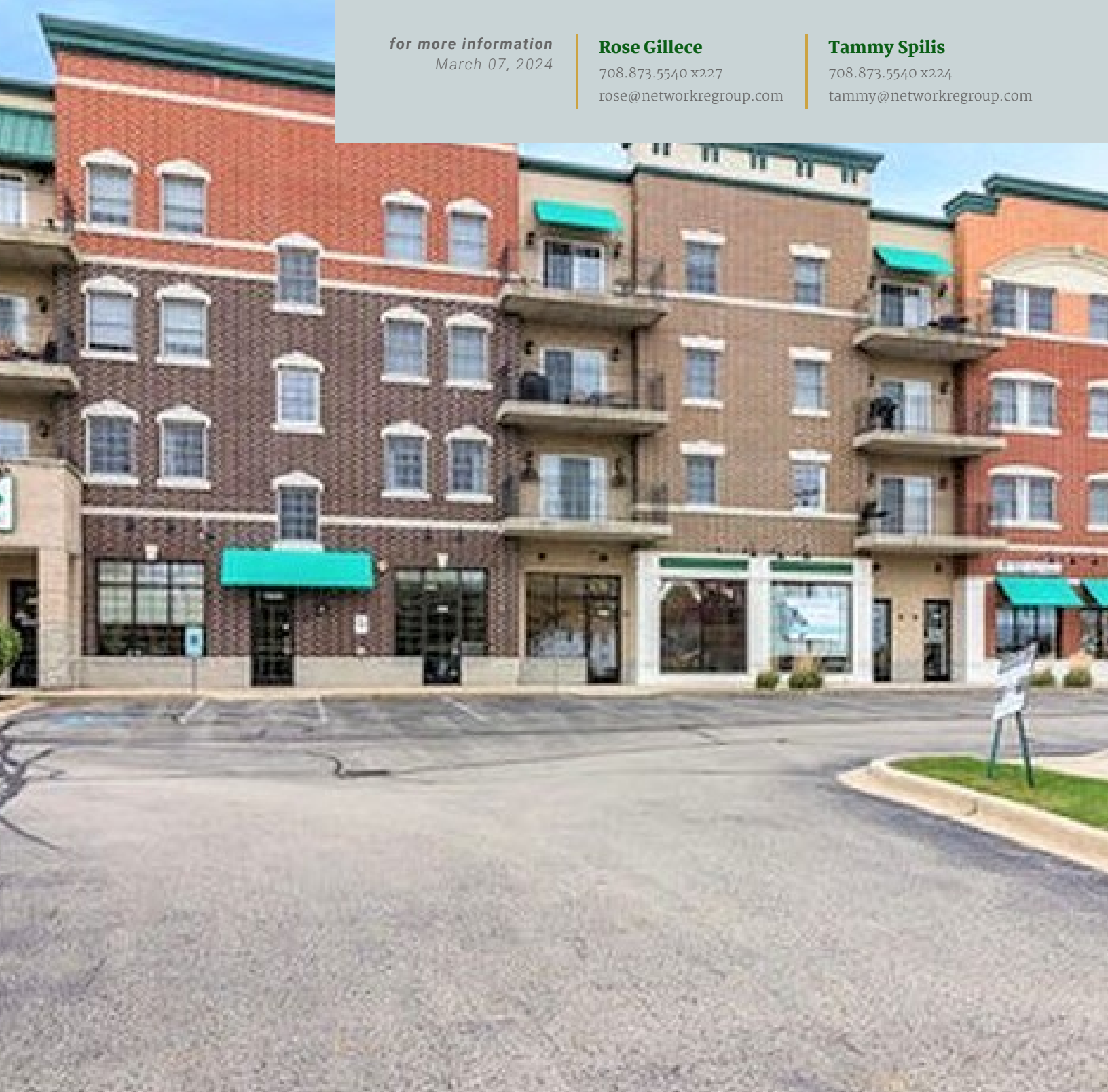
for more information
March 07, 2024

Rose Gillece

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Tammy Spilis

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19806 Wolf Road Unit 106, Mokena, IL 60448

Mokena Mills

Retail Property For Lease March 07, 2024



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19806 Wolf Road Unit 106, Mokena, IL 60448

Mokena Mills



OFFERING SUMMARY

Available SF:	1,148 SF
Lease Rate:	\$16.00 SF/yr (NNN)
Year Built:	2006
Building Size:	8,590
Zoning:	Commercial

PROPERTY OVERVIEW

Wide open unit with kitchenette area and one restroom. \$16 psf nnn. Can be retail or office. Located on busy Wolf Road with residential condos above. Across from Mokena Metra Station. Monument sign. Available immediately.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
106	\$16.00 SF/yr	1,148 SF

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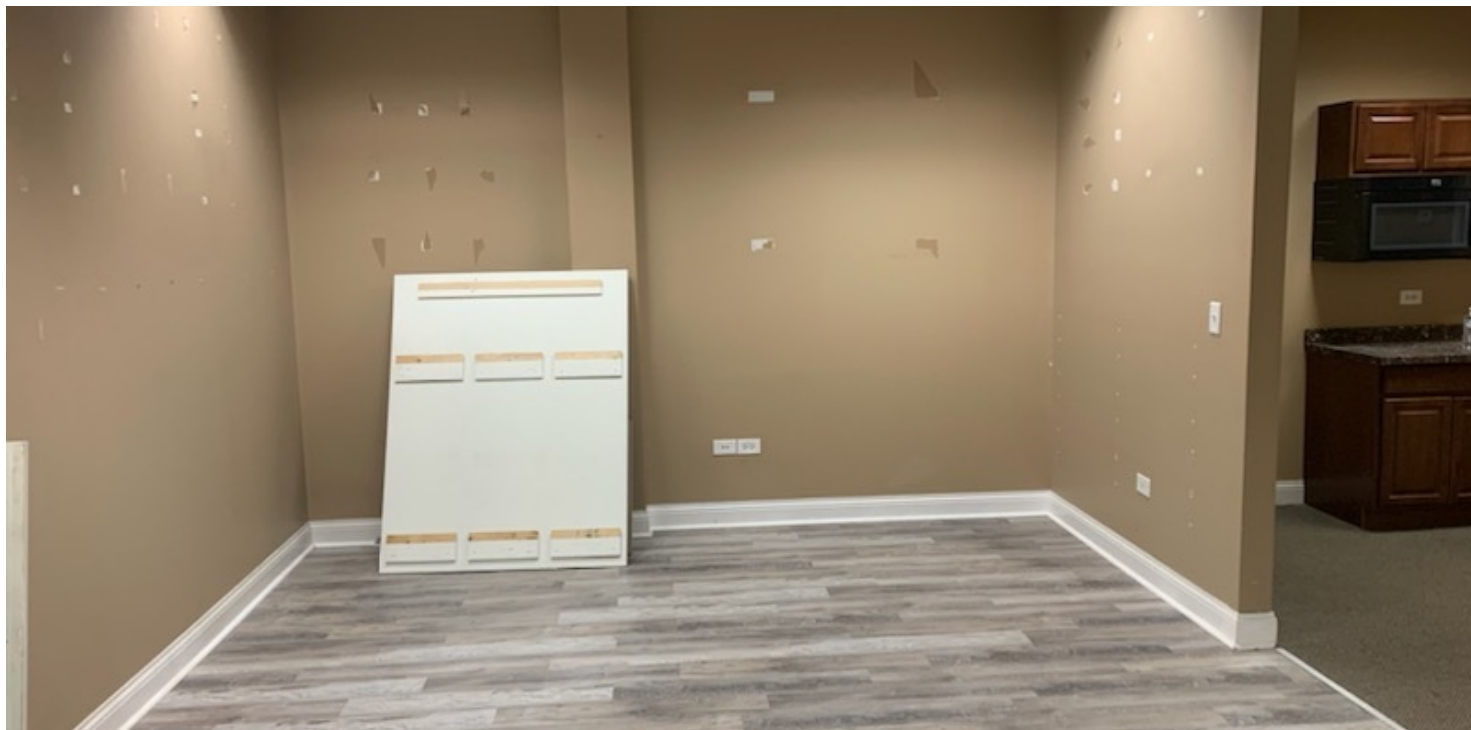
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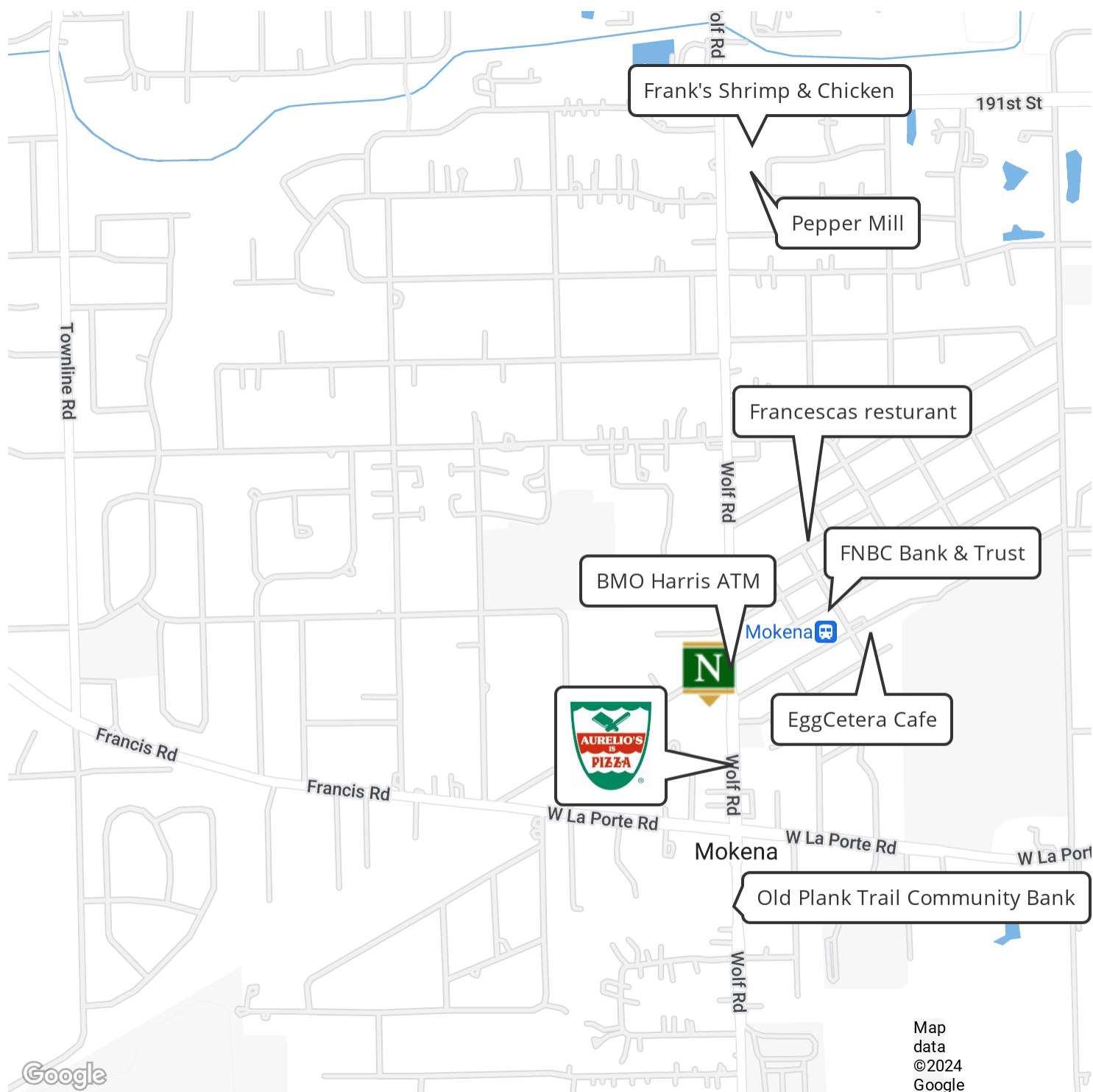
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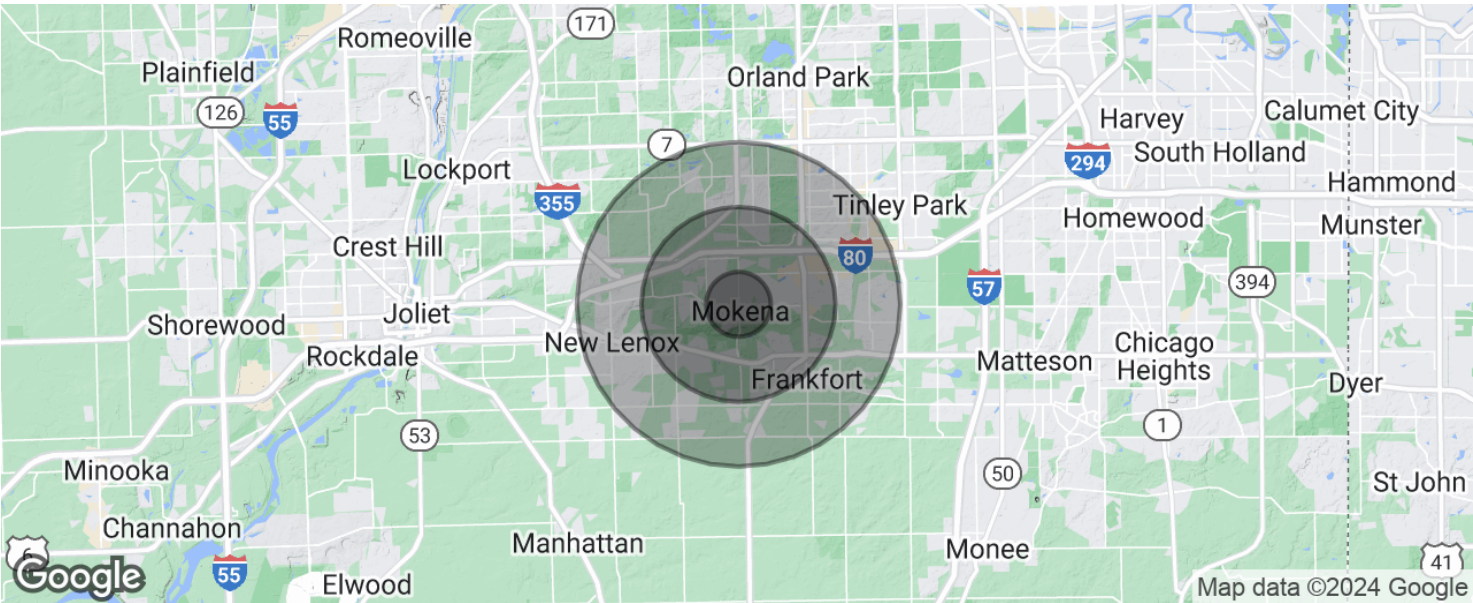
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	7,487	44,166	107,424
Median age	36.4	39.4	39.9
Median age (Male)	34.4	38.4	38.6
Median age (Female)	37.5	40.0	40.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,615	14,696	35,742
# of persons per HH	2.9	3.0	3.0
Average HH income	\$96,420	\$106,698	\$108,389
Average house value	\$319,429	\$365,509	\$364,699

* Demographic data derived from 2020 ACS - US Census

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