

8752 W 159th ST, Orland Park, IL 60462

# Waterfall Plaza



## OFFERING SUMMARY

Available SF: 675 - 5,105SF

Lease Rate: \$25.00 SF/yr (NNN)

Building Size: 19,100

## PROPERTY OVERVIEW

Introducing a prime commercial property available for lease in a bustling and vibrant area. This exceptional space offers a versatile range of options, with a generous area spanning from 675 to 5,105sf, providing ample room for businesses of various sizes and industries. Situated in the heart of a busy and sought-after location, with many national tenants in the area. Don't miss the chance to secure this prime space and make your mark in this bustling commercial hub.

## PROPERTY HIGHLIGHTS

- 675-5,105sf Available
- Highly Visible Site with Easy Access
- Heavy Traffic Counts
- Many National Tenants in the Area

*for more information*

**Neil Haleem**

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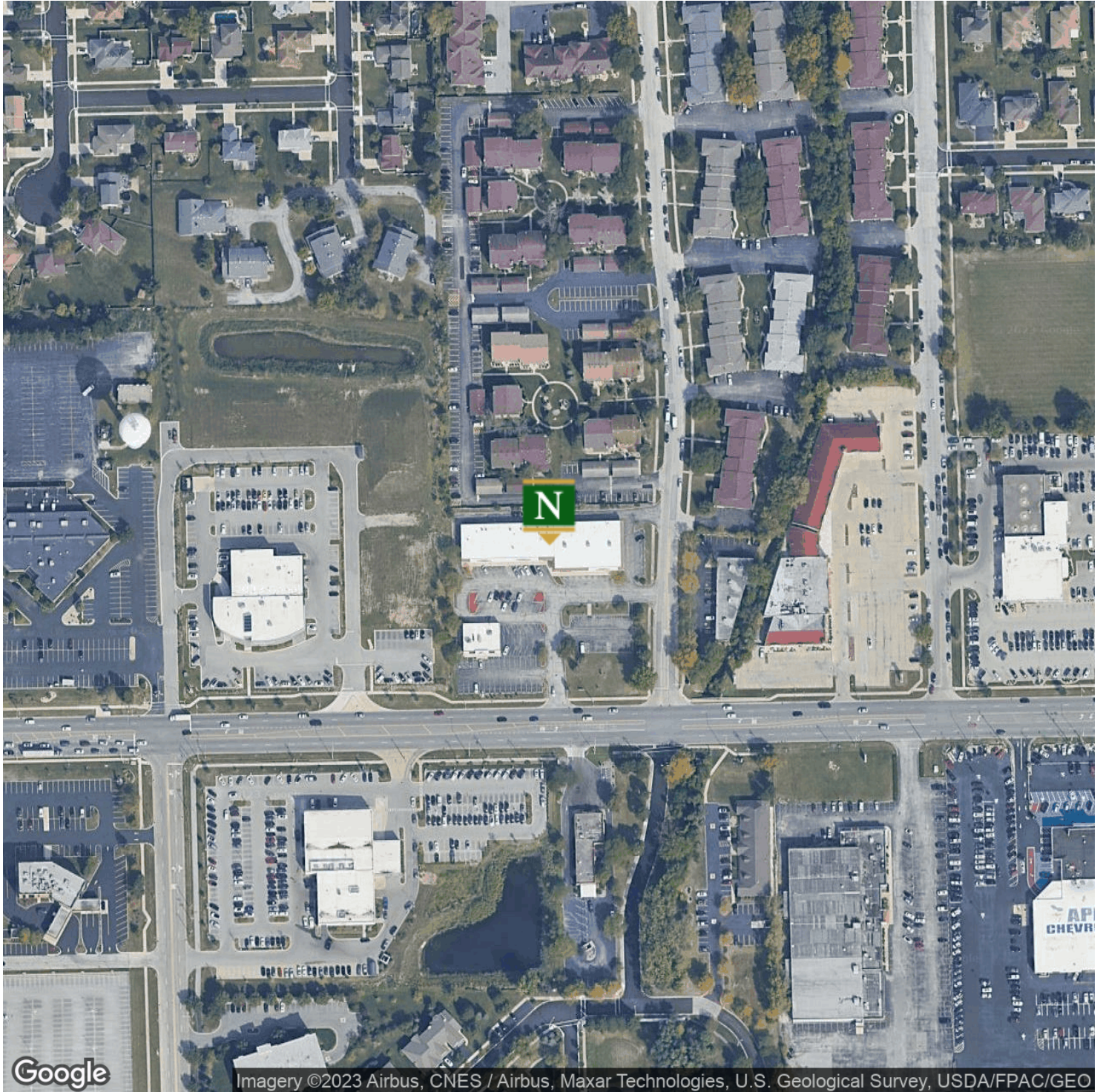
**Adam Haleem**

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Retail Property For Lease August 18, 2023

*for more information*

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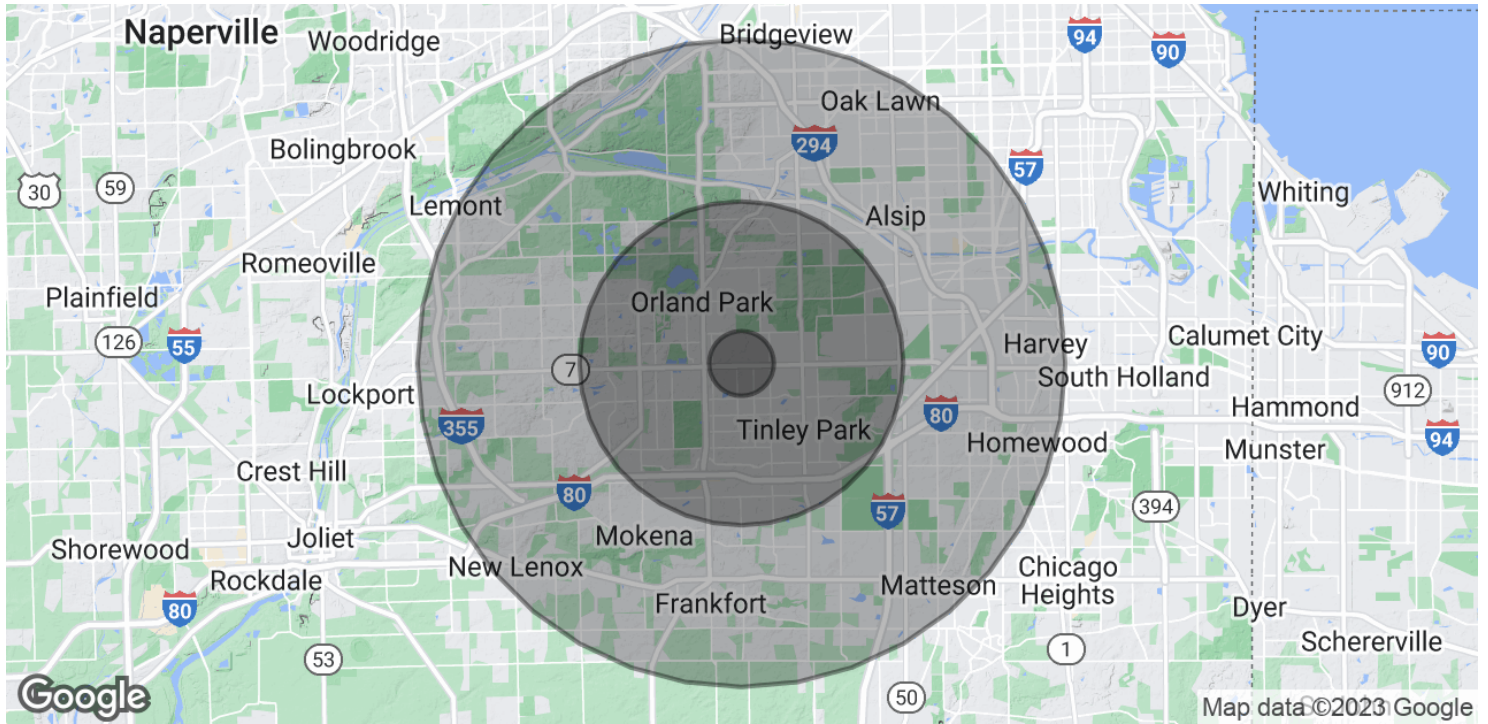
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<b>POPULATION</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	13,748	180,659	694,535
Average Age	42.6	44.7	41.2
Average Age (Male)	39.7	41.5	38.8
Average Age (Female)	44.7	47.1	43.3
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Households	5,580	72,460	274,438
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$82,511	\$102,526	\$89,841
Average House Value	\$243,563	\$275,282	\$232,014
<b>ETHNICITY (%)</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Hispanic	14.2%	9.4%	13.2%
<b>RACE</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>

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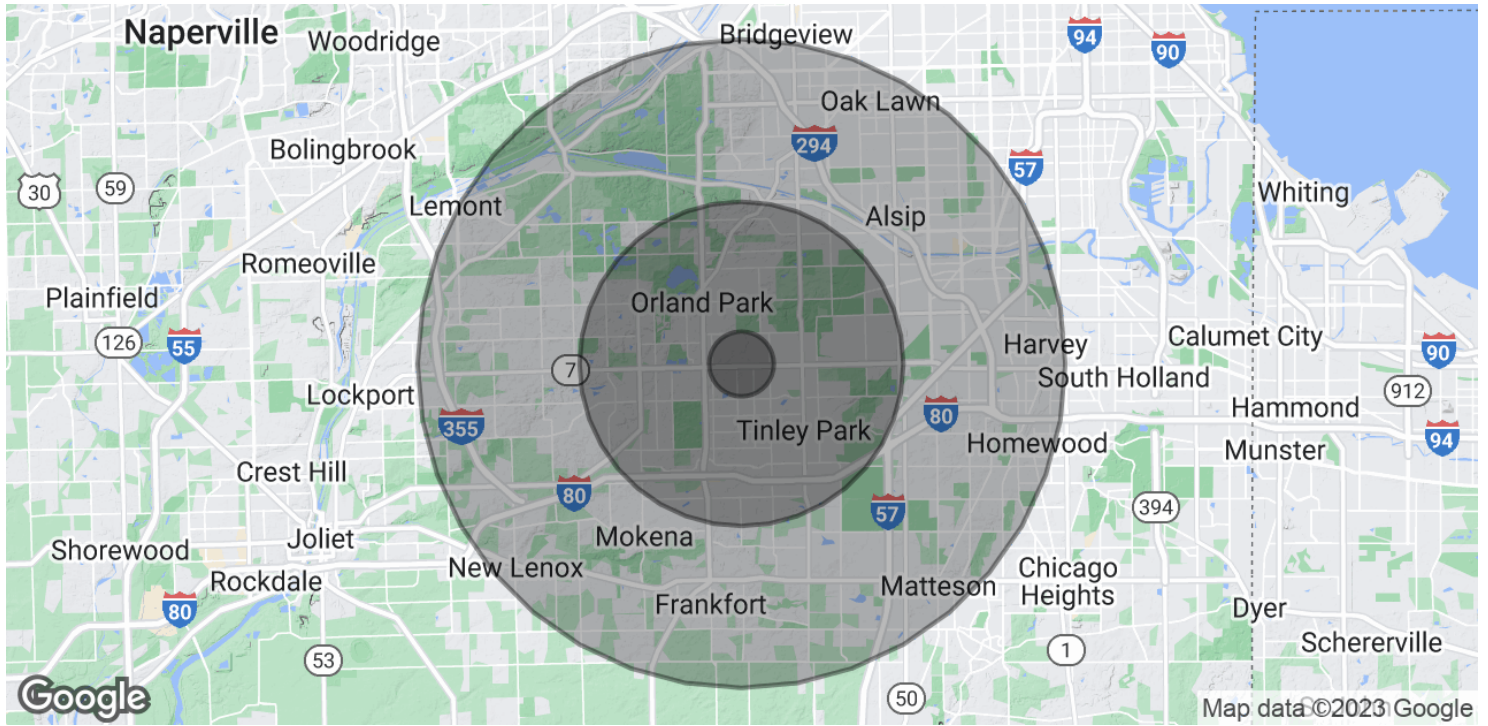
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Total Population - White	11,951	155,301	491,385
% White	86.9%	86.0%	70.8%
Total Population - Black	697	8,035	136,172
% Black	5.1%	4.4%	19.6%
Total Population - Asian	278	7,869	18,862
% Asian	2.0%	4.4%	2.7%
Total Population - Hawaiian	0	76	216
% Hawaiian	0.0%	0.0%	0.0%
Total Population - American Indian	0	120	878
% American Indian	0.0%	0.1%	0.1%
Total Population - Other	87	3,684	23,244
% Other	0.6%	2.0%	3.3%

\* Demographic data derived from 2020 ACS - US Census

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