

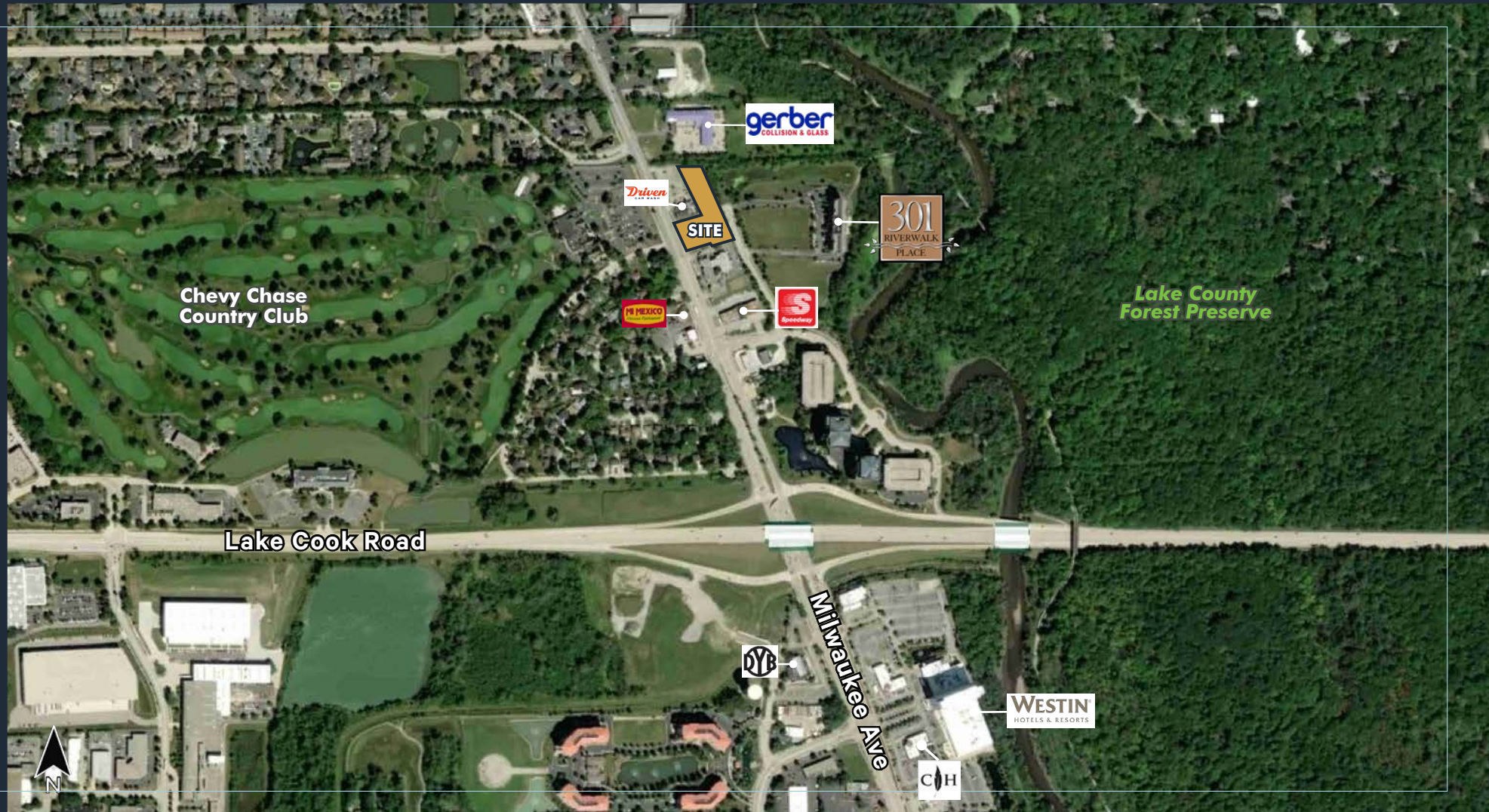
275 MILWAUKEE AVENUE

CBRE

BUFFALO GROVE, IL

± 83,635 SQUARE FEET

LAND FOR SALE



PROPERTY HIGHLIGHTS

LOCATION

- Just north of Lake Cook Road full intersection
- Adjacent to 301 River Place, a luxury apartment community

VISIBILITY

High visibility with Frontage on Milwaukee Ave

ZONED

B-5 Town Center Business District

HIGHEST & BEST USE

- RETAIL
- AUTOMOTIVE
- QUICK SERVICE RESTAURANT
- DRIVE THRU

TRAFFIC COUNTS:

28,400 Vehicles per Day on Milwaukee Avenue
34,300 Vehicles per Day on Lake Cook Road

PIN NUMBER

15-35-301-014

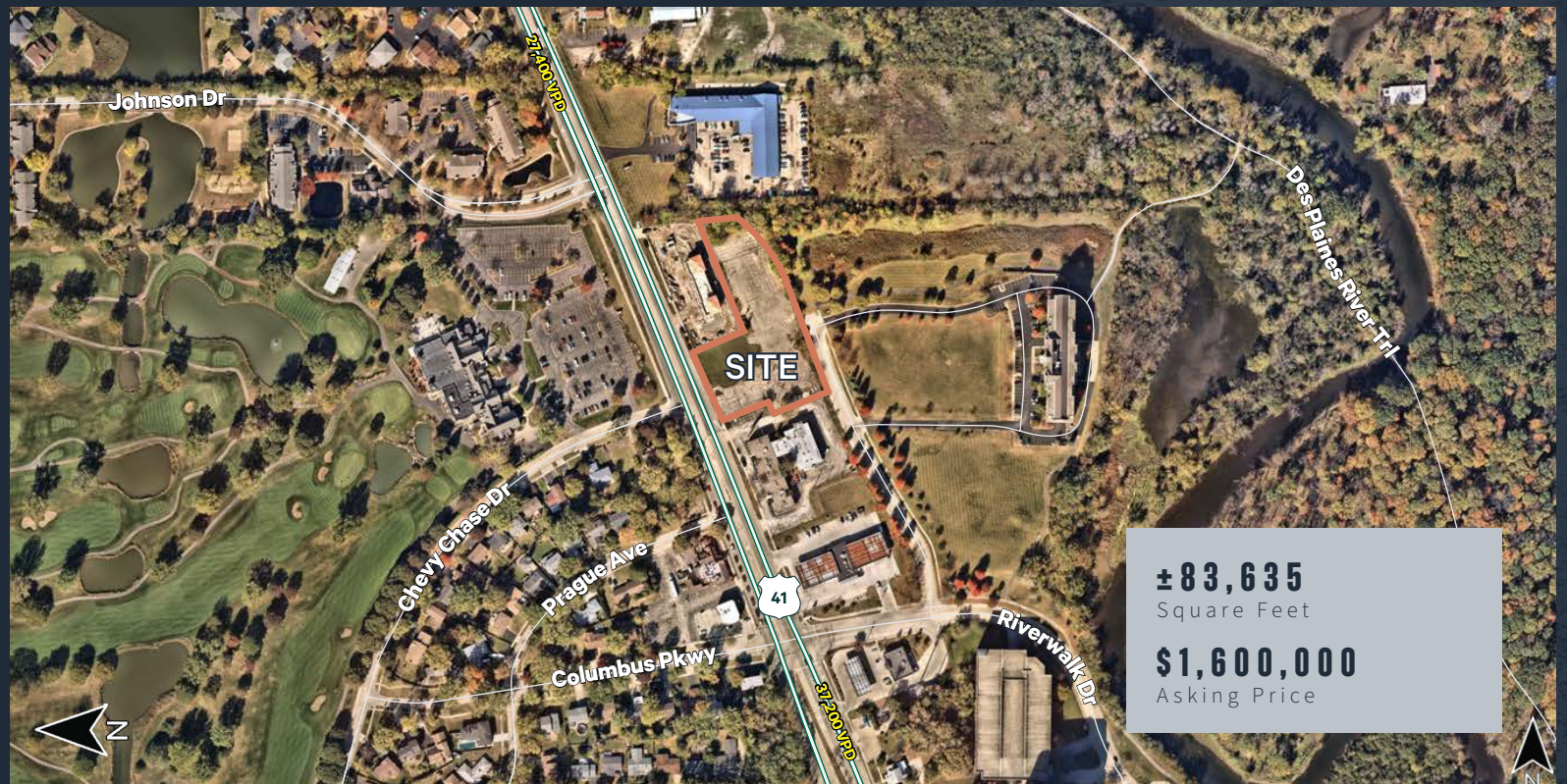
TAXES

\$6,023

ASKING PRICE

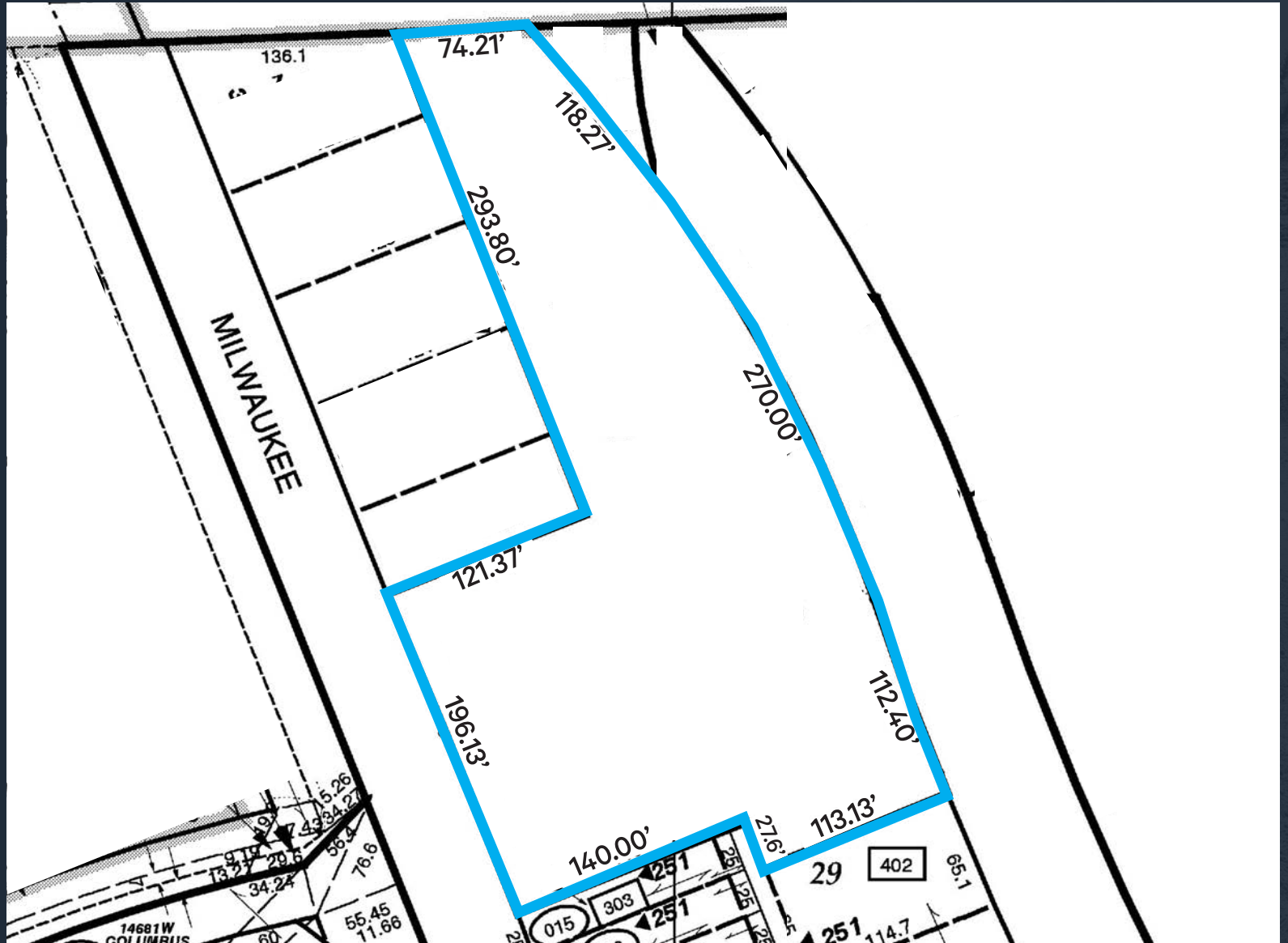
\$1,600,000

PLEASE CALL FOR ADDITIONAL INFORMATION

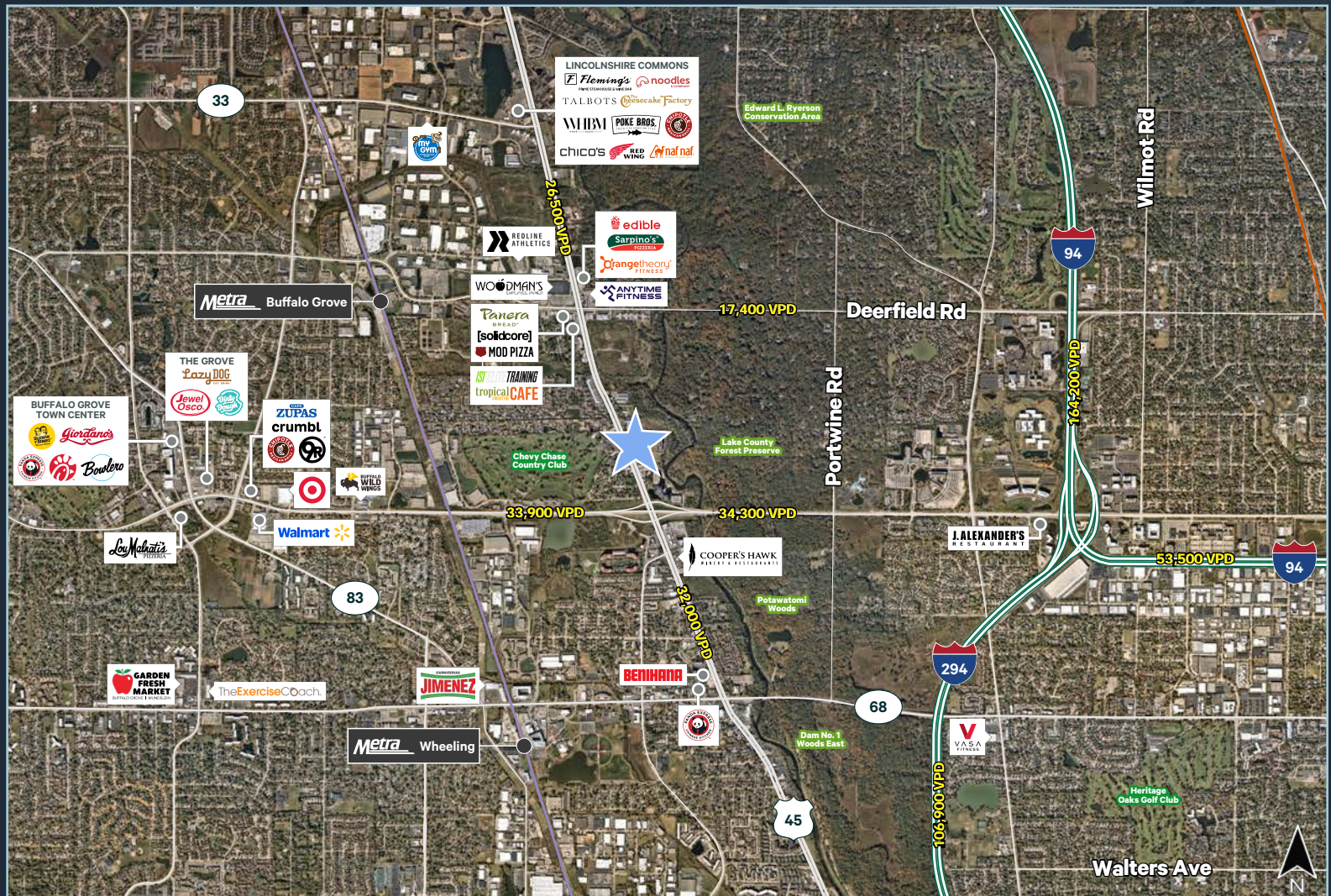


SITE DIMENSIONS

TAX PARCEL MAP



AMMENITIES + TRANSPORTATION



DEMOGRAPHIC SNAPSHOT



POPULATION

1 MILE: 6,620
3 MILES: 82,995
5 MILES: 221,910



AVERAGE HOUSEHOLD INCOME

1 MILE: \$136,526
3 MILES: \$152,405
5 MILES: \$168,276



HOUSEHOLDS

1 MILE: 2,770
3 MILES: 31,964
5 MILES: 86,089



AVERAGE HOUSING VALUE

1 MILE: \$392,472
3 MILES: \$435,696
5 MILES: \$499,621



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LAND FOR SALE



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