

LEASE

Stoneridge Center

11128 WEST 179TH STREET

Orland Park, IL 60467

PRESENTED BY:

DEREK GONSCH

O: 312.676.1864

derek.gonsch@svn.com



PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$27.65 SF/yr (NNN)
AVAILABLE SF:	1,380 SF
BUILDING SIZE:	8,927 SF
YEAR BUILT:	1995
ZONING:	BIZ
TRAFFIC COUNT:	17,700
UTILITY RESPONSIBILITIES:	Gas + Electric

PROPERTY DESCRIPTION

SVN Chicago proudly presents this exceptional space for lease in business-friendly Orland Park. Situated nicely on the main road, this property boasts great traffic and visibility. The space available was formerly a take-out style restaurant, and still contains significant kitchen equipment deemed to be highly valuable for the next lessee. Equipment includes, but is not limited to, a 10' hood, walk-in freezer, walk-in cooler, 2 bathrooms, slop sink, and additional plumbing hookups for future use.

Join the other thriving national brands at this center, and watch your business succeed! Inquire today, spaces like this don't last long.

LOCATION DESCRIPTION

Northeast corner of 179th St & Wolf Rd.

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AERIAL



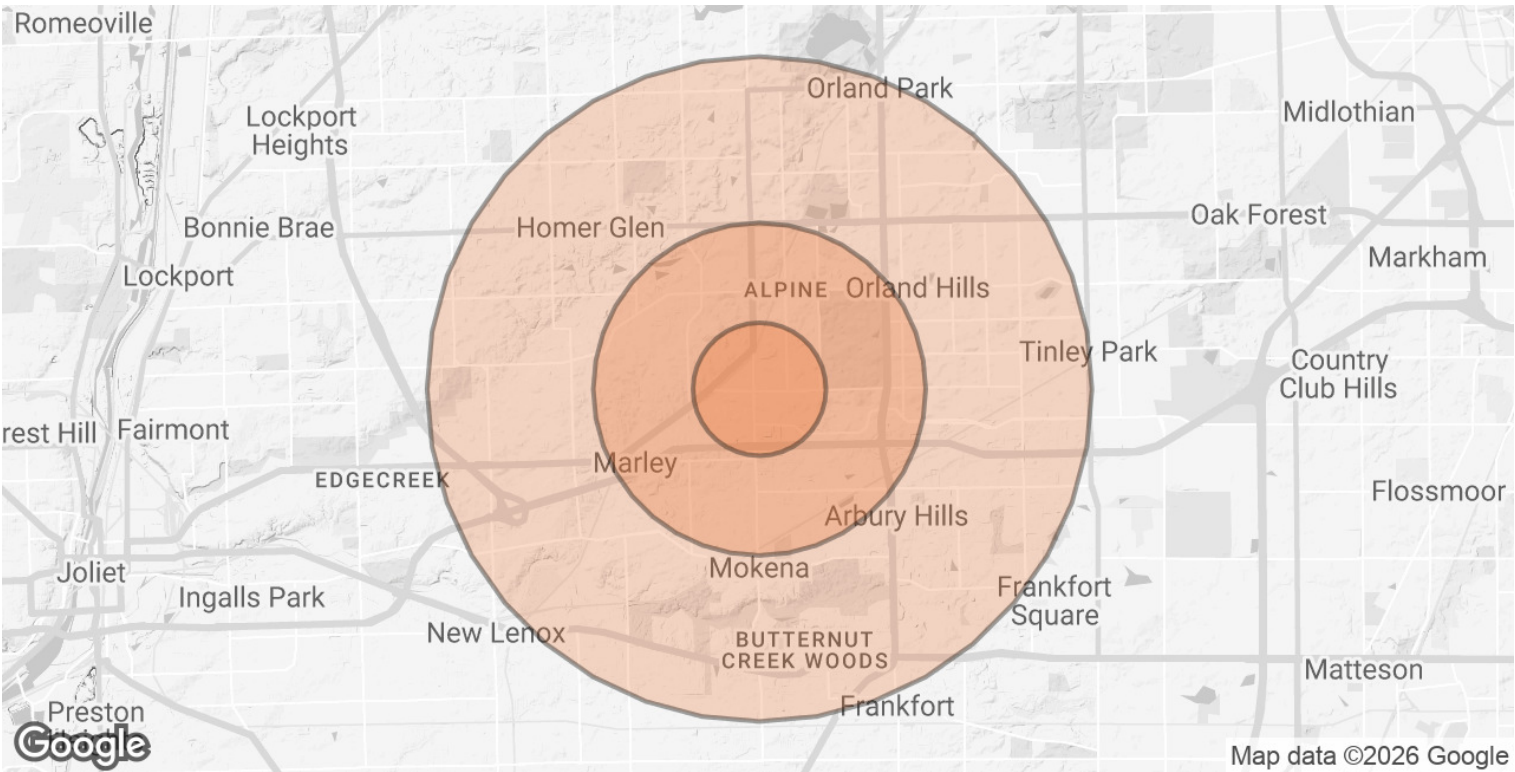
DEREK GONSCH
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ADDITIONAL PHOTOS



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	2.5 MILES	5 MILES
TOTAL POPULATION	8,370	30,904	146,810
AVERAGE AGE	49	46	43
AVERAGE AGE (MALE)	47	44	42
AVERAGE AGE (FEMALE)	51	47	44

HOUSEHOLDS & INCOME	1 MILE	2.5 MILES	5 MILES
TOTAL HOUSEHOLDS	3,331	11,667	54,044
# OF PERSONS PER HH	2.5	2.6	2.7
AVERAGE HH INCOME	\$135,209	\$143,577	\$144,743
AVERAGE HOUSE VALUE	\$424,356	\$416,501	\$402,183

Demographics data derived from AlphaMap

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