



FOR SALE

10205 S Mandel St.
Plainfield, IL 60585

\$549,000
3.55 +/- ACRES

Exciting opportunity! 3.55 acres of I-1 zoned landed nestled in the heart of unincorporated Plainfield. This prime parcel has all utilities readily available on-site, well and septic. Dry retention has been established and this property provides a buildable area of approximately 156'x258' for your future development. Conveniently situated in Arrowhead Industrial Park off of Wolf's Crossing Road in Unincorporated North Plainfield/South Naperville.

JASON PESOLA

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INTEGRA
COMMERCIAL
THE PESOLA GROUP

1960 Springbrook Square Dr #100
Naperville, IL 60564



10205 S. Mandel St. Plainfield, IL

PROPERTY HIGHLIGHTS

ALL UTILITIES TO SITE

ZONED I-1

IMMEDIATELY AVAILABLE

DRY RETENTION ESTABLISHED

TWO PIN NUMBERS

UNINCORPORATED WILL COUNTY

PROPOSED USE: INDUSTRIAL

APN: 07-01-08-353-009-0000 PROPERTY TAXES: \$4,639.54

APN: 07-01-08-353-010-0000 PROPERTY TAXES: \$4,639.54

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PLAINFIELD ILLINOIS DEMOGRAPHICS

10205 S. MANDEL ST. PLAINFIELD, IL 60585

2022 EST. POPULATION

42,243

MEDIAN PROPERTY VALUE

\$377,200

2018-2022 HOUSEHOLDS

89.7%

TOTAL RETAIL SALES

\$13,944

PER CAPITA

MEDIAN HOUSEHOLD INCOME

\$143,064

2018 - 2022



<https://www.census.gov/quickfacts/fact/table/plainfieldvillageillinois/PS104522>

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