

302 N Hammes

Joliet, IL

OFFICE BUILDING FOR LEASE

Discover the prime location and exceptional opportunities at 302 N Hammes, Joliet, IL, 60435. This sought-after property offers a built-out oral surgery office available for lease, ideal for medical professionals seeking a turnkey space. With medical co-tenancy in the building and adjacent properties, this location provides a supportive environment for healthcare providers. Benefit from the synergy of a medical community while enjoying the convenience of a bustling neighborhood. This is the perfect chance to establish or expand your practice in a thriving medical hub. Seize the opportunity to elevate your professional presence and patient care at 302 N Hammes, Joliet.



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

Available SF:
2,918 SF

Lot Size:
0.75 Acres

Building Size:
6,564 SF

Lease Term:
Negotiable

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AVAILABLE SPACES

Suite	Tenant	Size SF	Lease Type	Lease Rate	Description
Oral Surgery Office	Available	2,918 SF	Modified Gross	\$25.00 SF/yr	Fully Built Out Former Oral Surgery Office. Easy Plug-and-Play Opportunity for a Number of Medical Professionals.



302 N Hammes

Joliet, IL

ADDITIONAL PHOTOS



302 N Hammes

Joliet, IL

Population

1 MILE

14,262

TOTAL POPULATION

83,968 | 168,164
3 MILES | 5 MILES

42

AVERAGE AGE

40 | 40
3 MILES | 5 MILES

Households and Income

1 MILE

6,015

TOTAL HOUSEHOLDS

32,515 | 60,589
3 MILES | 5 MILES

2.4

OF PERSONS PER HH

2.6 | 2.8
3 MILES | 5 MILES

1 Mile

41

AVERAGE AGE (MALE)

38 | 39
3 MILES | 5 MILES

43

AVERAGE AGE (FEMALE)

41 | 41
3 MILES | 5 MILES

1 Mile

\$77,189

AVERAGE HH INCOME

\$84,340 | \$96,476
3 MILES | 5 MILES

\$224,898

AVERAGE HOUSE VALUE

\$237,324 | \$249,087
3 MILES | 5 MILES

** Demographic data derived from 2020 ACS - US Census*

