

# 27 RIDGE RD, MUNSTER, IN 46321



For more information, please contact:

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# 27 RIDGE RD

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## EXECUTIVE SUMMARY



### OFFERING SUMMARY

**Sale Price:** \$550,000

**Price / SF:** \$116.48

**Lot Size:** 0.17 Acres

**Year Built:** 1970

**Building Size:** 4722 SF

### PROPERTY HIGHLIGHTS

- Prime Location: 4,722 SF office/retail building situated on Ridge Road in Munster, offering excellent visibility and accessibility.
- Versatile Layout: Features a ground-floor retail/office unit, a second-floor office unit, and a two-bedroom apartment for rental income or owner occupancy.
- Flexible Use: Ideal for investors or business owners seeking a mixed-use property with income-generating potential.
- Ample Space: Sits on 0.17 acres, providing ample room for various business and residential opportunities.



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## PROPERTY DESCRIPTION



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A 4,722 SF office/retail building on Ridge Road in Munster is now available for sale. This versatile property features a ground-floor retail/office unit, an additional office unit on the second floor, and a two-bedroom apartment that can be utilized as rental income or owner-occupied. Situated on 0.17 acres, the building offers excellent visibility on Ridge Road, making it an ideal investment or business location.

### LOCATION DESCRIPTION

Munster is a suburban town in North Township, Lake County, Indiana, United States. It is in the Chicago metropolitan area, approximately 30 miles (48 km) southeast of the Chicago Loop, and shares municipal boundaries with Hammond to the north, Highland to the east, Dyer and Schererville to the south, and Lansing and Lynwood directly west over the Illinois border. Its population was 23,894 at the 2020 US Census.

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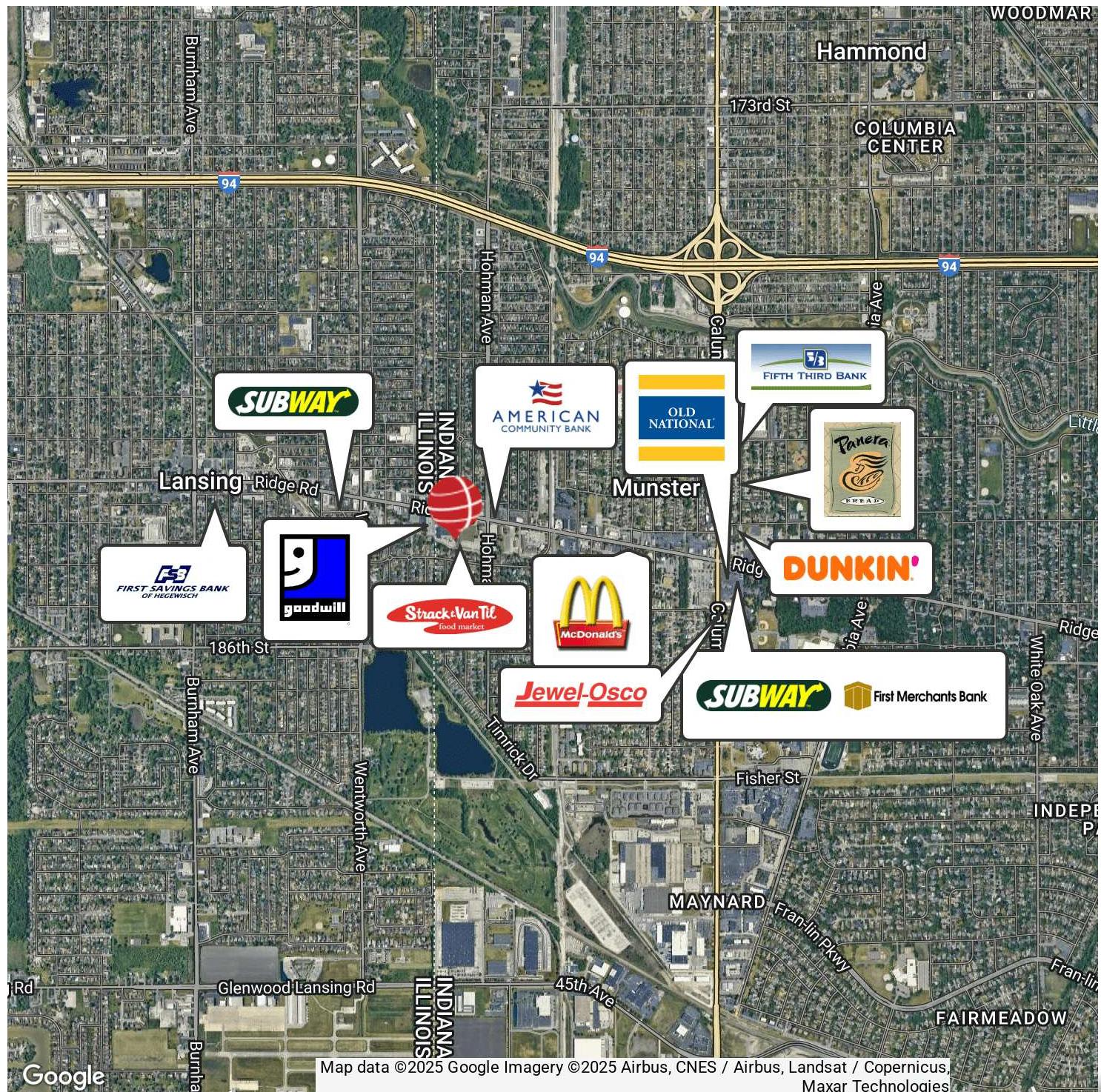
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## RETAILER MAP



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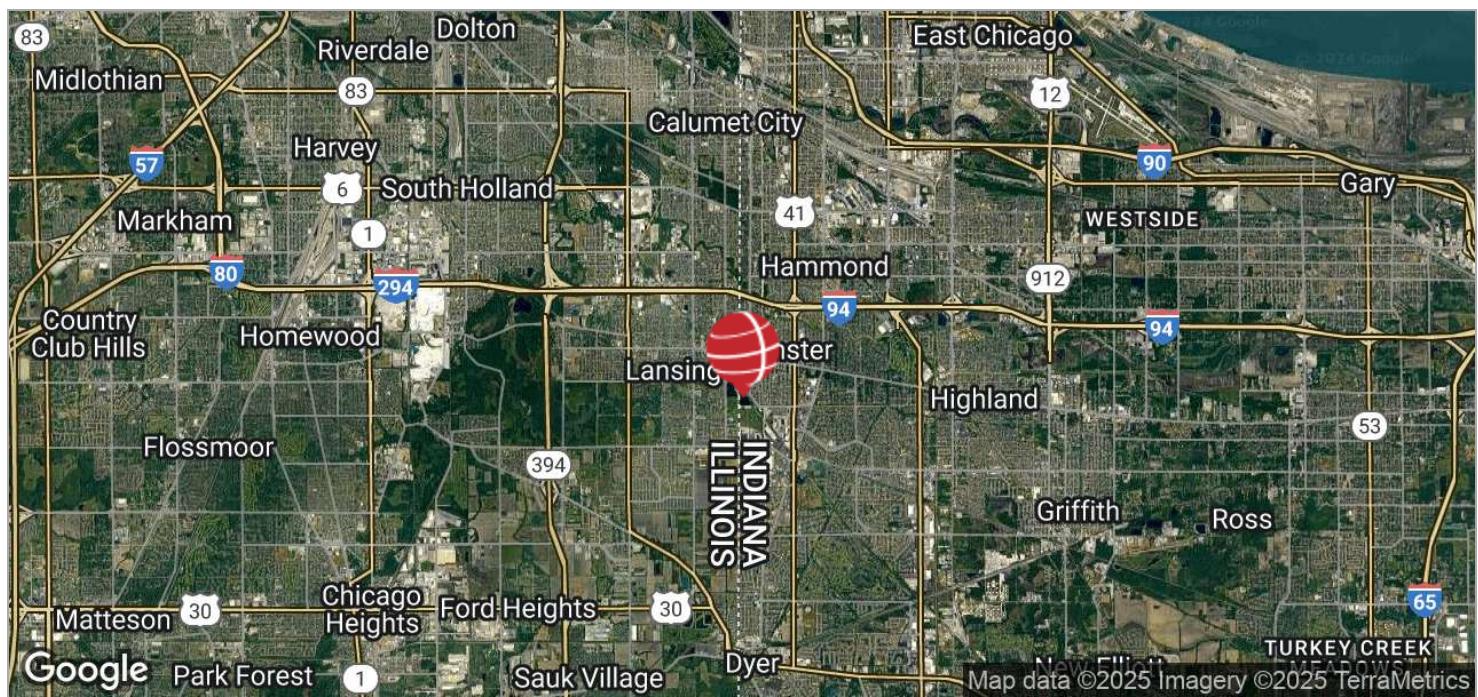
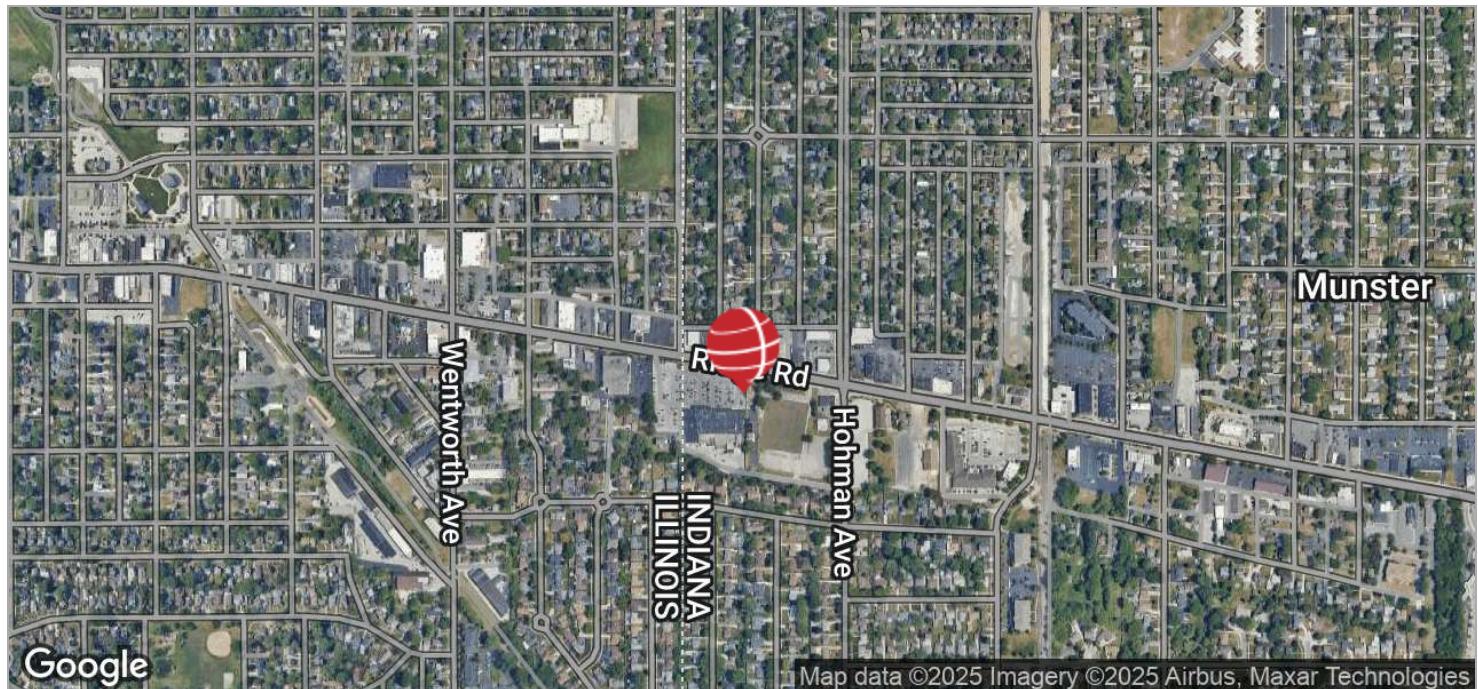
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## LOCATION MAPS



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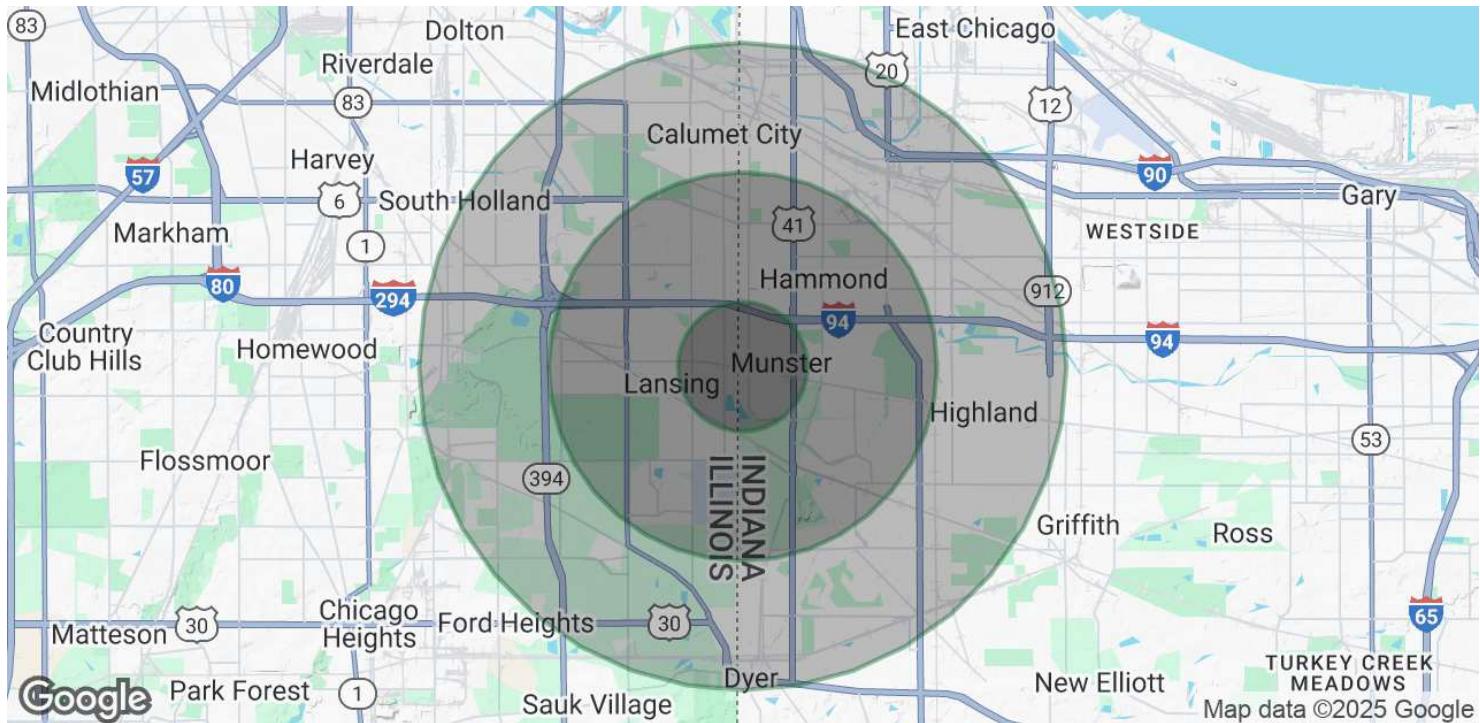
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## DEMOGRAPHICS MAP & REPORT



### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	14,638	96,515	227,464
Average Age	42	41	41
Average Age (Male)	40	39	39
Average Age (Female)	43	42	42

### HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	5,846	37,382	88,730
# of Persons per HH	2.5	2.6	2.6
Average HH Income	\$94,671	\$92,293	\$84,841
Average House Value	\$238,401	\$235,053	\$217,792

Demographics data derived from AlphaMap

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