

AVAILABLE FOR SALE / LEASE

16060 SUNTONE DRIVE

SOUTH HOLLAND, IL



**BUILDING SPECIFICATIONS:**

**BUILDING SIZE:** ±9,700 SF

**OFFICE:** ±1,600 SF

**SITE SIZE:** 0.37 acres

**CLEAR HEIGHT:** 12' clear

**LOADING:** 2 drive-in doors  
(10' x 12' & 12' x 16')

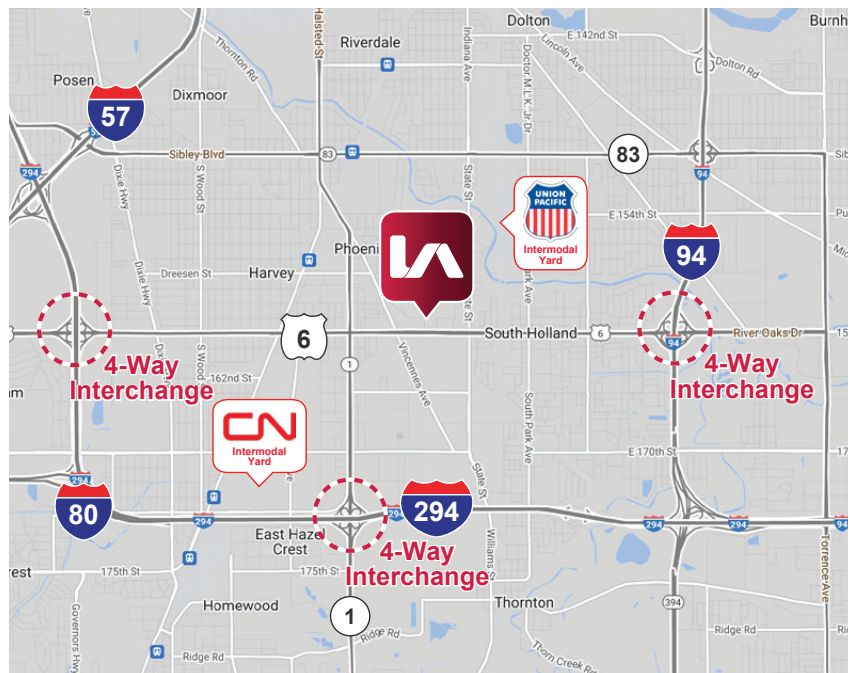
**POWER:** 400 amps

**SALE PRICE:** \$575,000

**LEASE RATE:** \$10.00 PSF Modified Gross

**COMMENTS:**

- › Potential for 6B or Class 8
- › Well located with convenient access to I-94 & I-294



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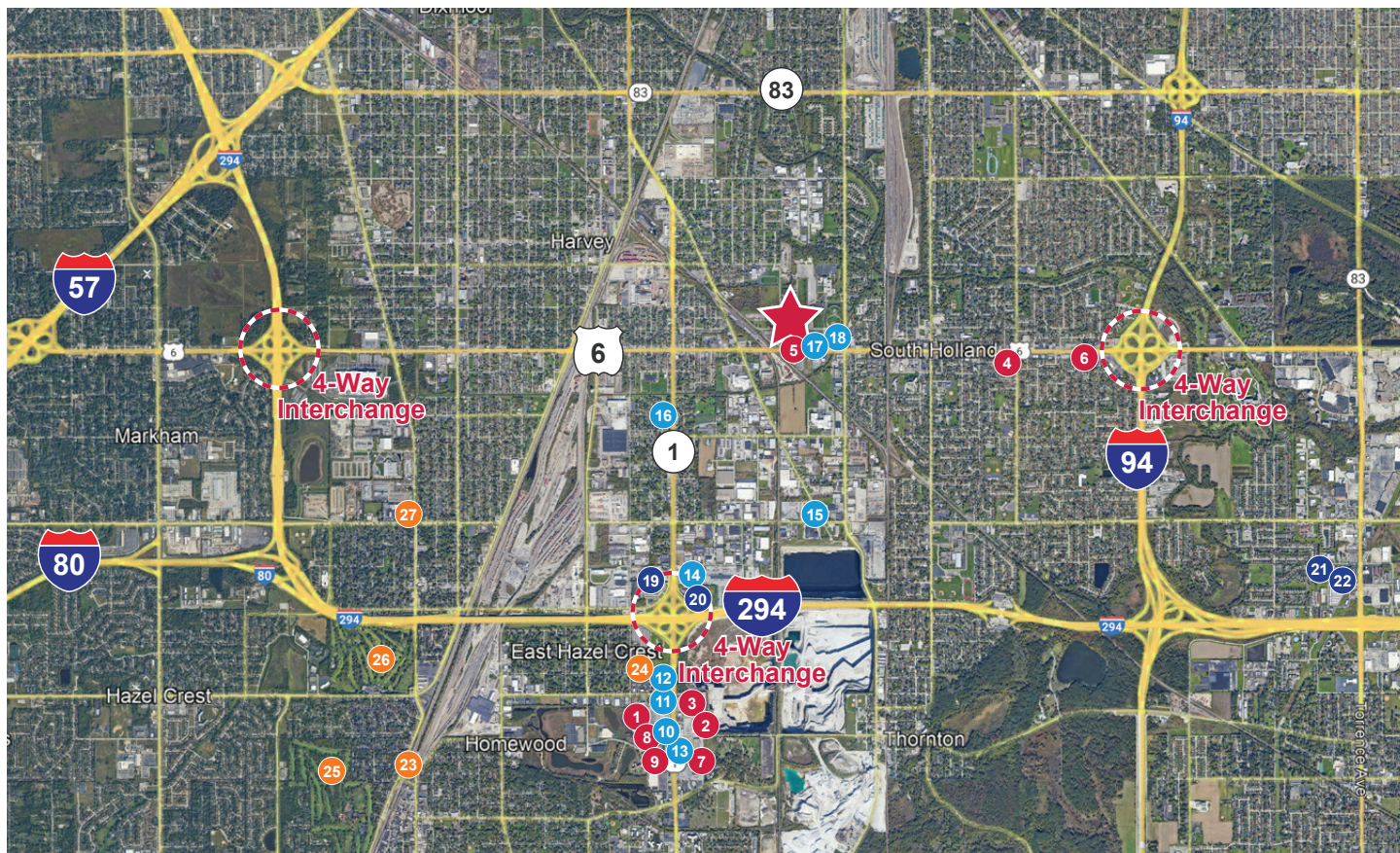
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#### AMENITIES

##### SHOPPING / RETAIL

- 1 Walmart
- 2 Target
- 3 Menards
- 4 Jewel-Osco
- 5 Walgreens
- 6 Aldi
- 7 Home Depot
- 8 Kohl's
- 9 Best Buy

##### DINING / BEVERAGE

- 10 Starbucks
- 11 Portillo's
- 12 Chick-fil-A
- 13 Panda Express
- 14 Maxwell Street Grill
- 15 Andy's Grille
- 16 Dunkin'
- 17 Wendy's
- 18 Panera Bread

##### HOTELS

- 19 Quality Inn & Suites
  - 20 Travelodge by Wyndham
  - 21 Comfort Suites
  - 22 Holiday Inn Express
- ##### ENTERTAINMENT
- 23 Homewood Railroad Park
  - 24 Wind Creek Casino
  - 25 Ravisloe Country Club
  - 26 Calumet County Club
  - 27 Markham Roller Rink

#### DEMOGRAPHICS

- 225,000 people within 5 miles
- 3,200 businesses within 3 miles
- Average household income in South Holland is \$86,534
- 7 miles / 15 minutes from IL/IN border
- 27 miles / 35 minutes from Downtown Chicago
- 20 miles from Midway Airport

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