

101-115 & 155-161 N. Seymour, Mundelein, IL

\$9.00-\$15.50/SF MG



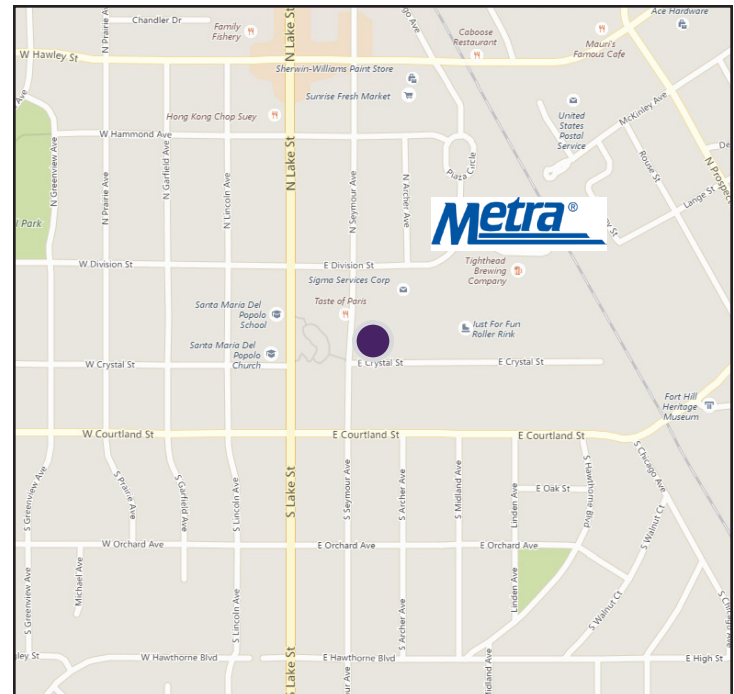
Property Highlights

- Three retail storefronts available
 - Unit 107: 1,640 SF former retail store (\$2,300/mo)
 - Unit 109-111: 3,250 SF turn-key medical office (\$2,843.75/mo)
 - Unit 155: 4,500 SF former theater (\$3,400/mo)
- Two building retail center: 11,175 SF north and 8,600 SF south
- Ample parking
- Perfect location for nonprofit, day care, fitness/yoga studio, boutique, cafe, church or medical use
- Close to Metra, Tighthead Brewing
- Across from Kracklauer Park
- Land Area: 67,616 SF
- Zoning: C-5, downtown district
- Taxes (2023): \$24,428.54

Property Overview

Three storefronts are available for lease in the Mundelein Shopping Center. The property is conveniently located in downtown Mundelein, across the street from Kracklauer Park. The 1,640 SF unit is a former retail store and is perfect for a variety of uses. The 3,250 SF turn-key medical office has a reception area, multiple offices and treatment rooms with individual plumbing. The former 4,500 SF theatre includes an auditorium, a ticket/concession area and a sound booth and could be used as a religious facility or community center.

This property is located just off Route 45 in Mundelein, Illinois. Mundelein is a vibrant community consisting of approximately 32,000 residents and is home to a bustling business corridor in the heart of Lake County.



DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	15,490	66,730	107,557
Households	4,820	23,608	38,285
Median Income	\$86,163	\$111,130	\$122,524

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