

RETAIL FOR LEASE

# WHITE SANDS SHOPPING CENTER

16615 WEST 159TH STREET, LOCKPORT, IL 60441



FOR LEASE

**KW COMMERCIAL**  
608 S Washington  
Naperville, IL 60540

**PRESENTED BY:**

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Each Office Independently Owned and Operated

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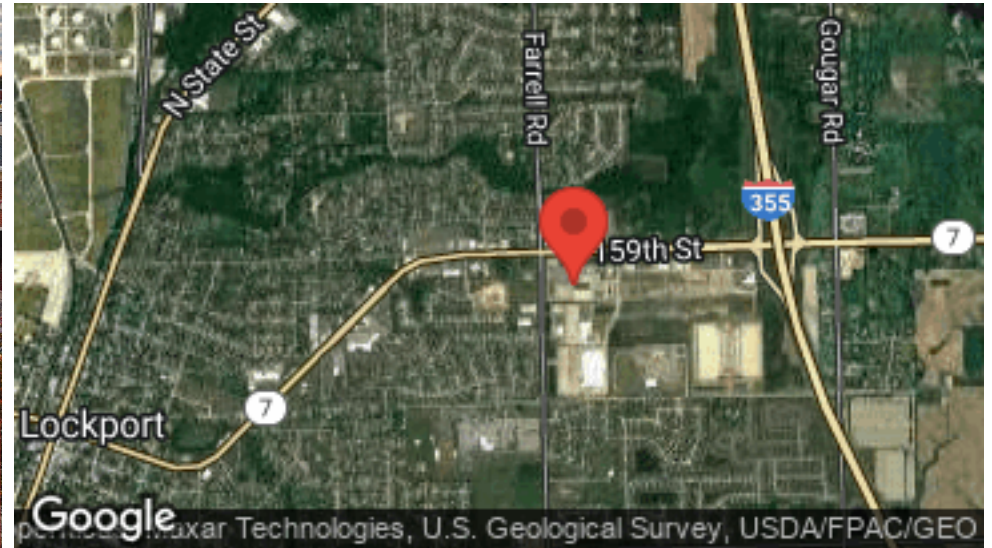


# EXECUTIVE SUMMARY

16615 WEST 159TH STREET



Click Photo for a Video Tour



## OFFERING SUMMARY

**AVAILABLE SF:** 3250

**LEASE RATE:** \$20 NNN

**PARKING:** 187

**PARKING RATIO:** 6.22

**ZONING:** C-3

## PROPERTY HIGHLIGHTS

- Location, Location, Location.... Within a minute from I-355 and 159th Street, surrounded by a community of businesses that range from small business to national chains
- 21,300 vehicles per day for constant exposure
- Join Jewel-Osco, Starbucks, Panera Bread, The Goddard School
- New HVAC system installed in 2020
- Private office
- Bathroom

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# PROPERTY PHOTOS

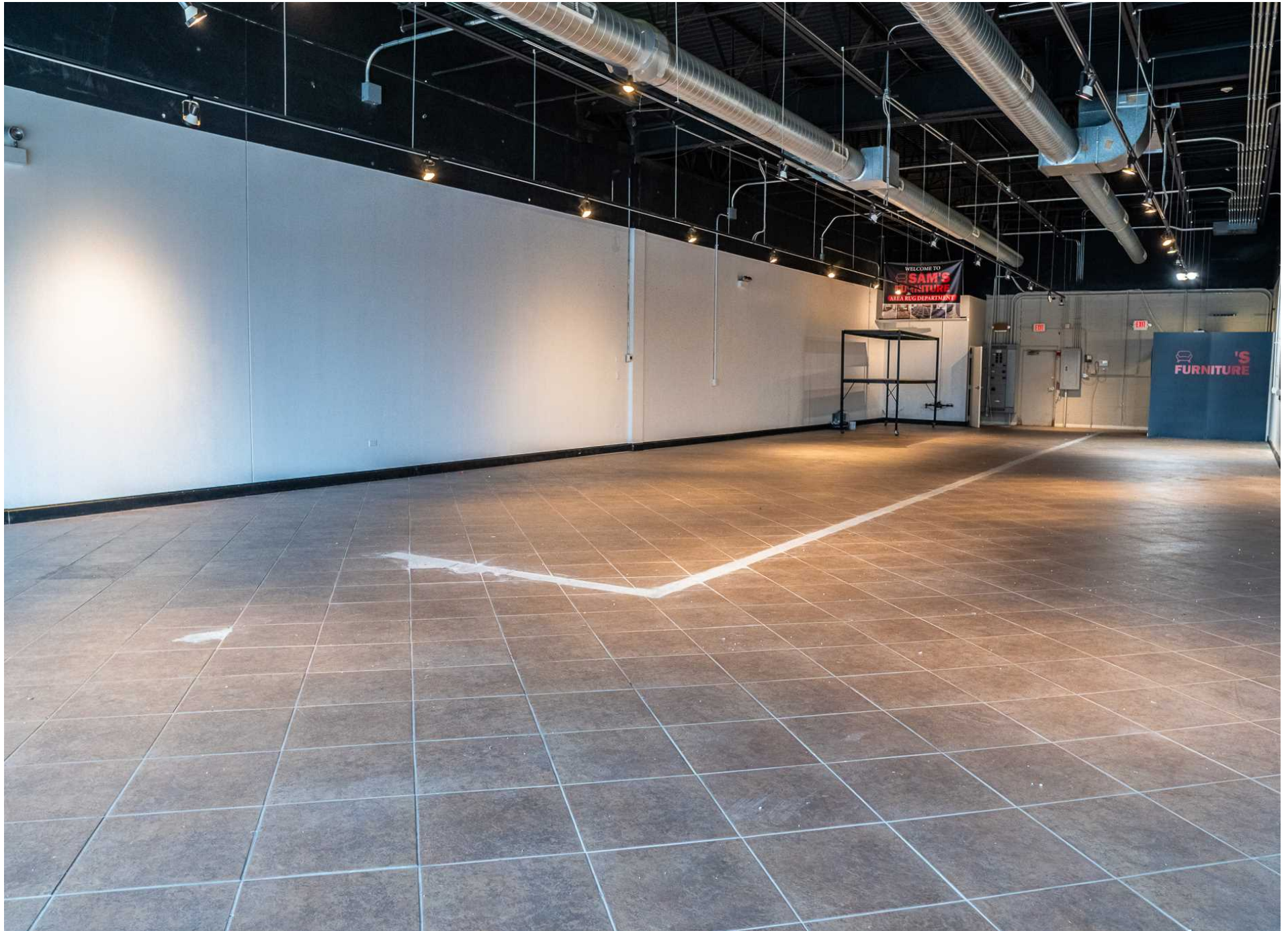
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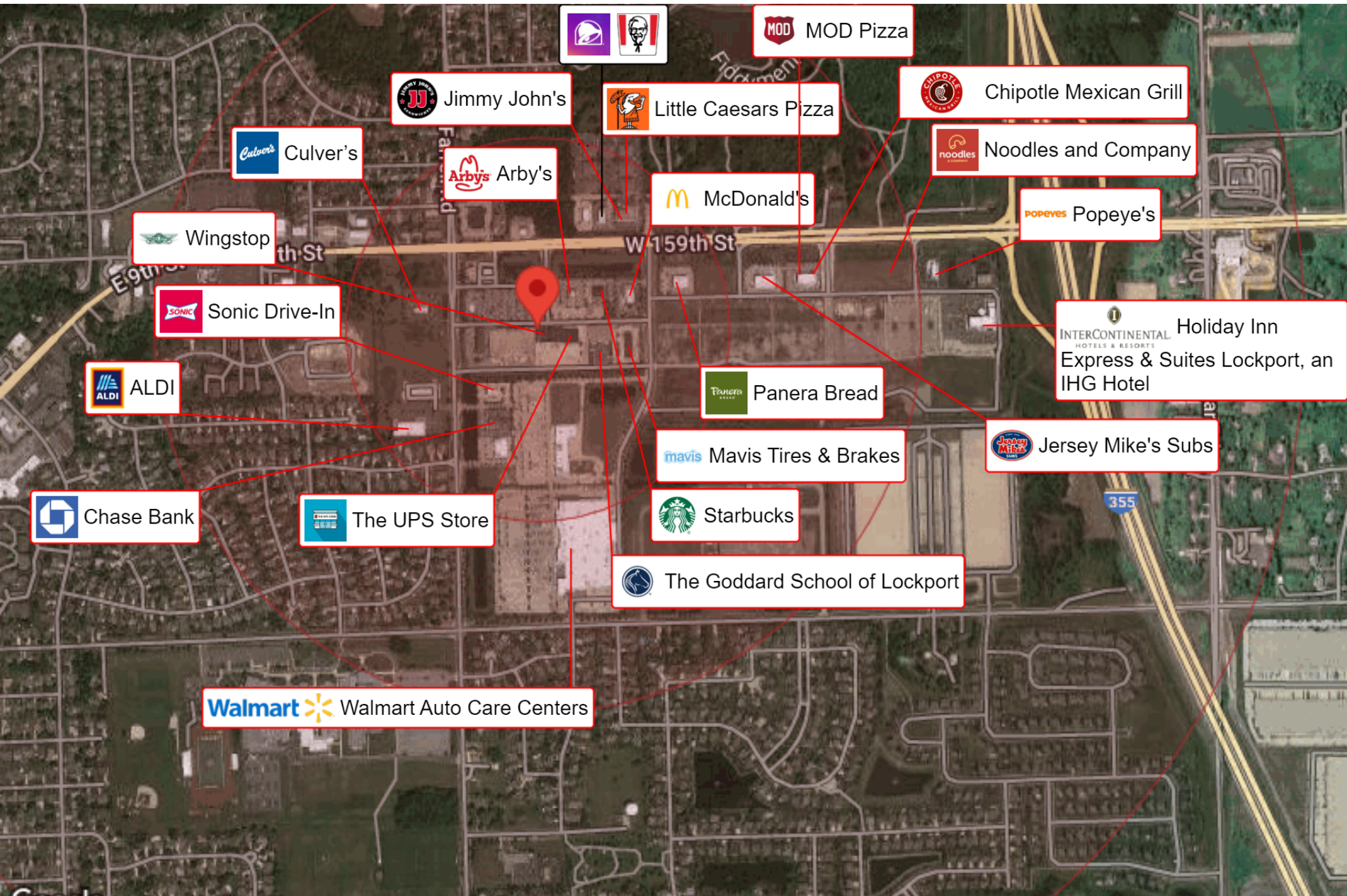
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# BUSINESS MAP

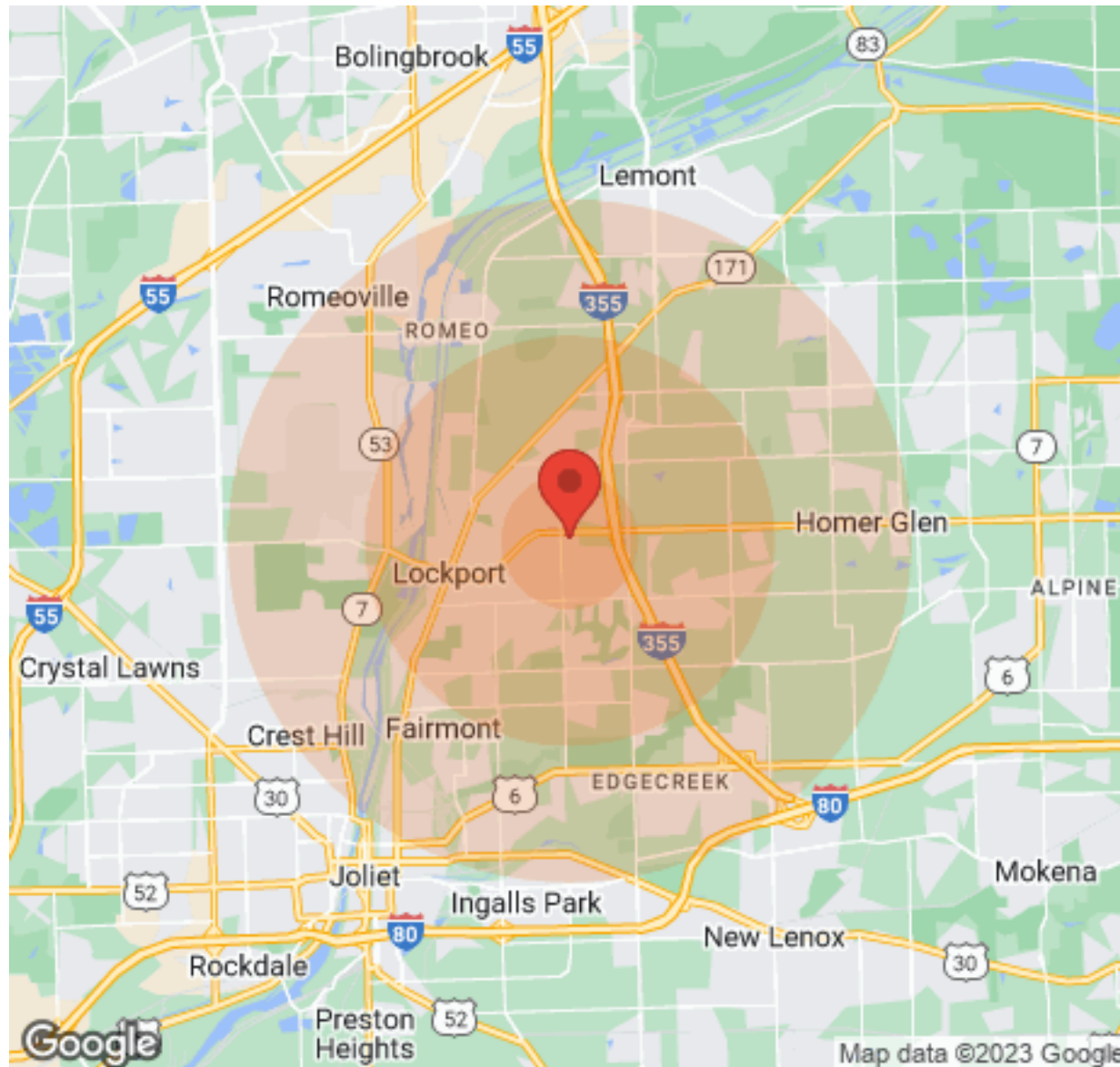
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# DEMOGRAPHICS

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Population	1 Mile	3 Miles	5 Miles
Male	5,542	18,144	55,935
Female	5,530	19,019	57,247
Total Population	11,072	37,163	113,182

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	2,470	7,930	24,922
Ages 15-24	1,721	5,417	16,931
Ages 25-54	3,962	13,740	42,903
Ages 55-64	1,269	4,457	12,941
Ages 65+	1,650	5,619	15,485

Race	1 Mile	3 Miles	5 Miles
White	10,810	34,528	92,048
Black	12	1,389	9,138
Am In/AK Nat	N/A	12	88
Hawaiian	5	5	5
Hispanic	547	2,618	25,242
Multi-Racial	380	2,040	22,052

Income	1 Mile	3 Miles	5 Miles
Median	\$101,074	\$69,919	\$63,389
< \$15,000	41	671	2,260
\$15,000-\$24,999	123	832	2,529
\$25,000-\$34,999	255	841	2,620
\$35,000-\$49,999	267	1,312	4,063
\$50,000-\$74,999	656	2,868	8,207
\$75,000-\$99,999	733	2,743	6,336
\$100,000-\$149,999	1,117	2,949	6,744
\$150,000-\$199,999	371	721	2,386
> \$200,000	118	340	1,189

Housing	1 Mile	3 Miles	5 Miles
Total Units	3,729	13,942	38,226
Occupied	3,609	13,245	36,310
Owner Occupied	3,303	11,049	29,928
Renter Occupied	306	2,196	6,382
Vacant	120	697	1,916

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