

COMMERCIAL LAND CORNER DEVELOPMENT OPPORTUNITY 602-604 EAST 7TH STREET, LOCKPORT, IL 60441

355

Map data ©2024 Google

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COMMERCIAL LAND - CORNER DEVELOPMENT OPPORTUNITY



OFFF	RING	SUMM	1ARY
		CONTRACT	

Sale Price:

Lot Size:

Contact Broker

PROPERTY HIGHLIGHTS

- Mixed-use, Retail, Hotel, Restaurant Development Opportunity
- · Corner of 7th St and 9th St
- 159 Feet of frontage with unobstructed view of the corner
- Low Will County taxes

LOCATION OVERVIEW

Located in the heart of downtown Lockport

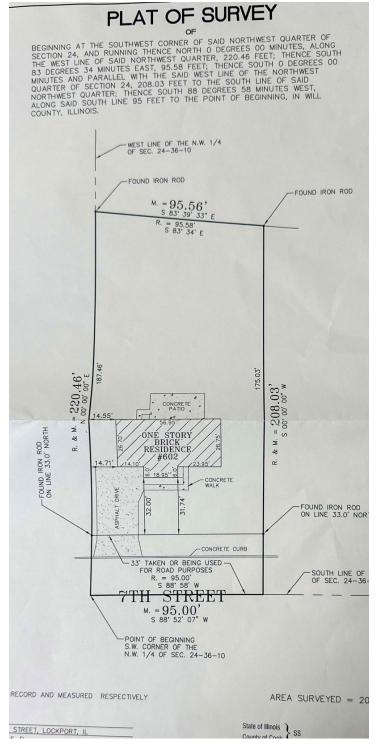
 8 miles from I-355
 Seven (7) miles from two (2) New Lenox development projects: Multi-Sport
 Complex and Children's Museum (2025 delivery)
 Directly across the street from newly developed fire station

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,849	12,442	44,989
Total Population	8,719	35,455	125,134
Average HH Income	\$80,488	\$87,814	\$77,551

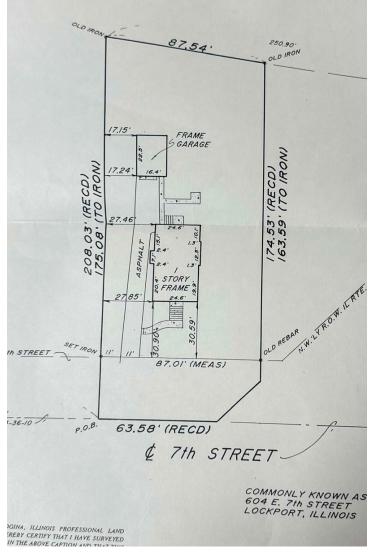


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PLAT OF SURVEY

THE WEST 87 FEET OF THE FOLLOWING DESCRIBED PROPERTY, BEGINNING AT A POINT IN THE SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 24, DISTANT THEREON NORTH 88 DEGREES 58 MINUTES EAST 95 FEET FROM THE SOUTHWEST CORNER OF SAID NORTHWEST QUARTER OF SECTION 24 AND RUNNING THENCE NORTH 00 DEGREES AND PARALLEL WITH THE WEST LINE OF SAID NORTHWEST QUARTER OF SECTION 24, A DISTANCE OF 208.03 FEET; THENCE SOUTH 83 DEGREES 34 MINUTES EAST A DISTANCE OF 250.90 FEET TO THE WESTERLY LINE OF STATE ROUTE NO. 7; THENCE SOUTH 46 DEGREES 05 MINUTES WEST ALONG SAID WESTERLY LINE, A DISTANCE OF 257.77 FEET TO SAID SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 24, THENCE SOUTH 88 DEGREES 58 MINUTES WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 63.58 FEET TO THE POINT OF EEGINNING, ALL IN TOWNSHIP 36 NORTH AND IN RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, SITUATED IN WILL COUNTY, ILLINOIS.





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