

FOR SALE - 56 ACRES (DIVISIBLE)

SEQ W. LARAWAY ROAD AND SCHOOLHOUSE RD

Commercial and Mixed-Use Development - Potential Town House Development Possible



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56 ACRES FOR SALE

COMMERCIAL AND MIXED-USE DEVELOPMENT

SEQ W. Laraway Road and Schoolhouse Rd New Lenox, IL 60451



PROPERTY DESCRIPTION

56.24 acre site zoned for retail along the Laraway frontage (C-3 zoning) and zoned for regional shopping district in the rear (C-7 zoning). Development known as "Sky Harbor".

PROPERTY HIGHLIGHTS

- Divisible down to 1 acre lots.
- The Village of New Lenox is open to a variety of commercial uses.
- Excellent access to Route 30 and I-80 in a growing area of Will County.
- Electric, Gas, Water and Sewer to the site.
- Sky View Drive extension off of Laraway Road is now complete.

OFFERING SUMMARY

Sale Price:	Contact Broker
Lot Size:	56.24 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,101	10,827	26,967
Total Population	3,407	32,567	76,966
Average HH Income	\$180,637	\$170,894	\$158,306

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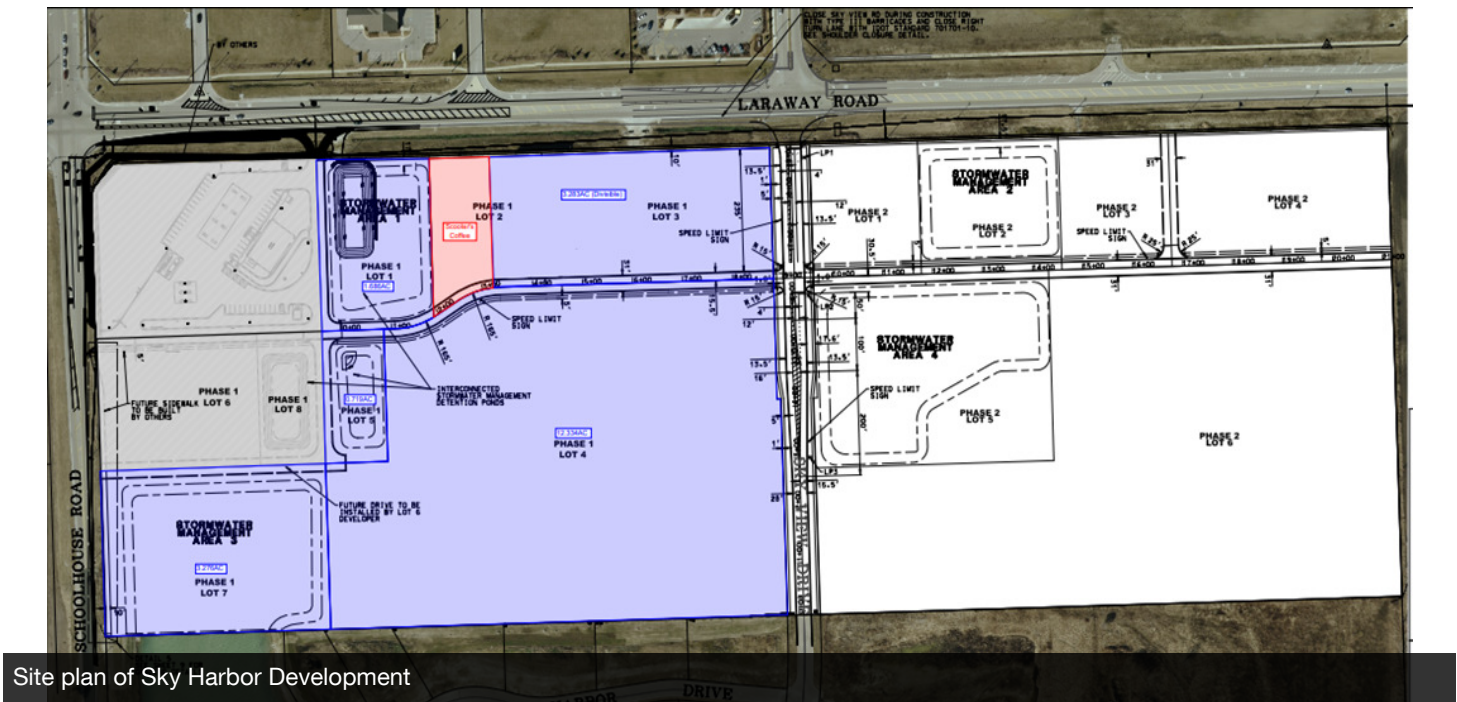
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Sky View Road is now complete.



Site plan of Sky Harbor Development

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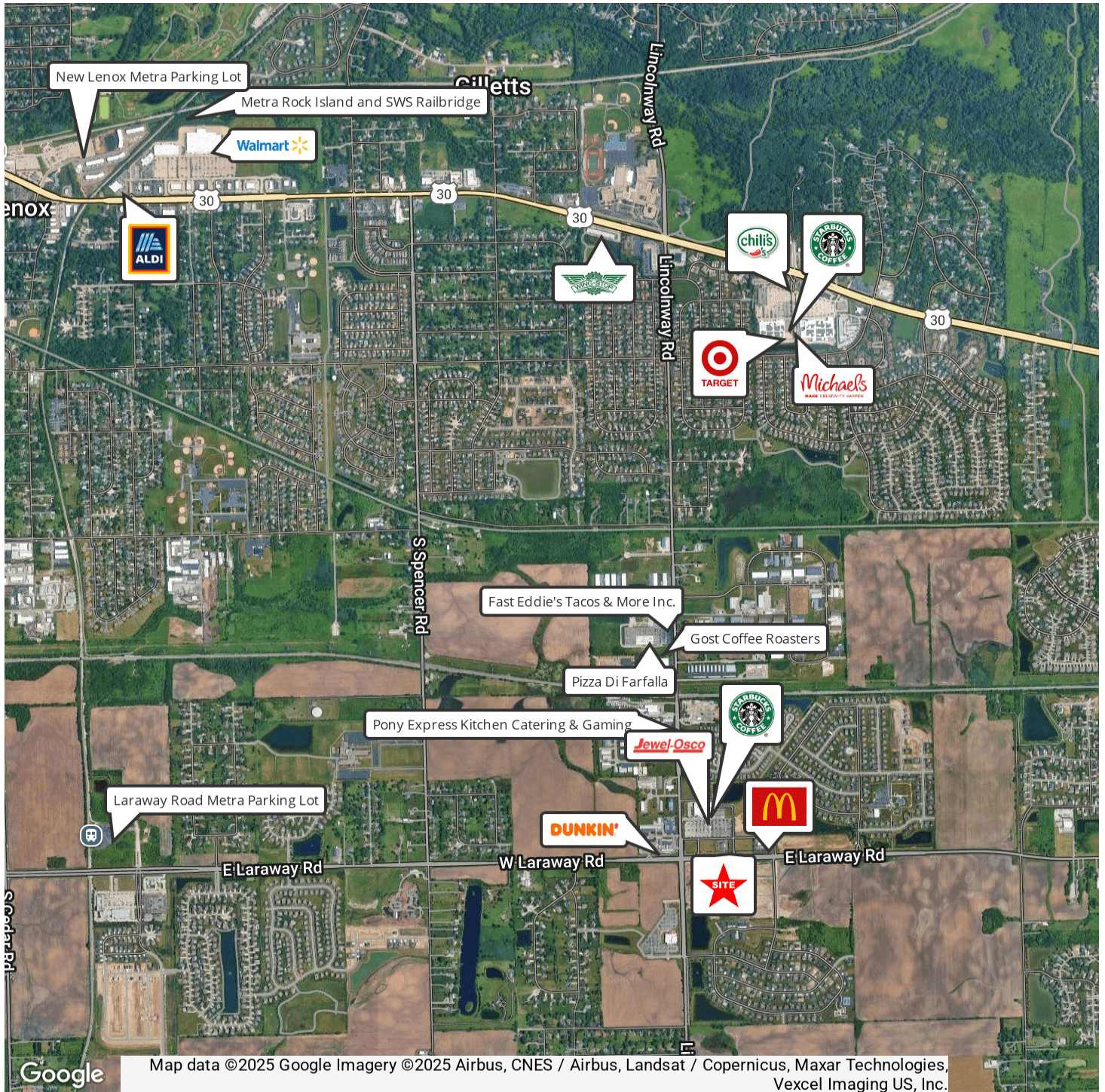
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NEW LENOX RETAIL HIGHLIGHTS

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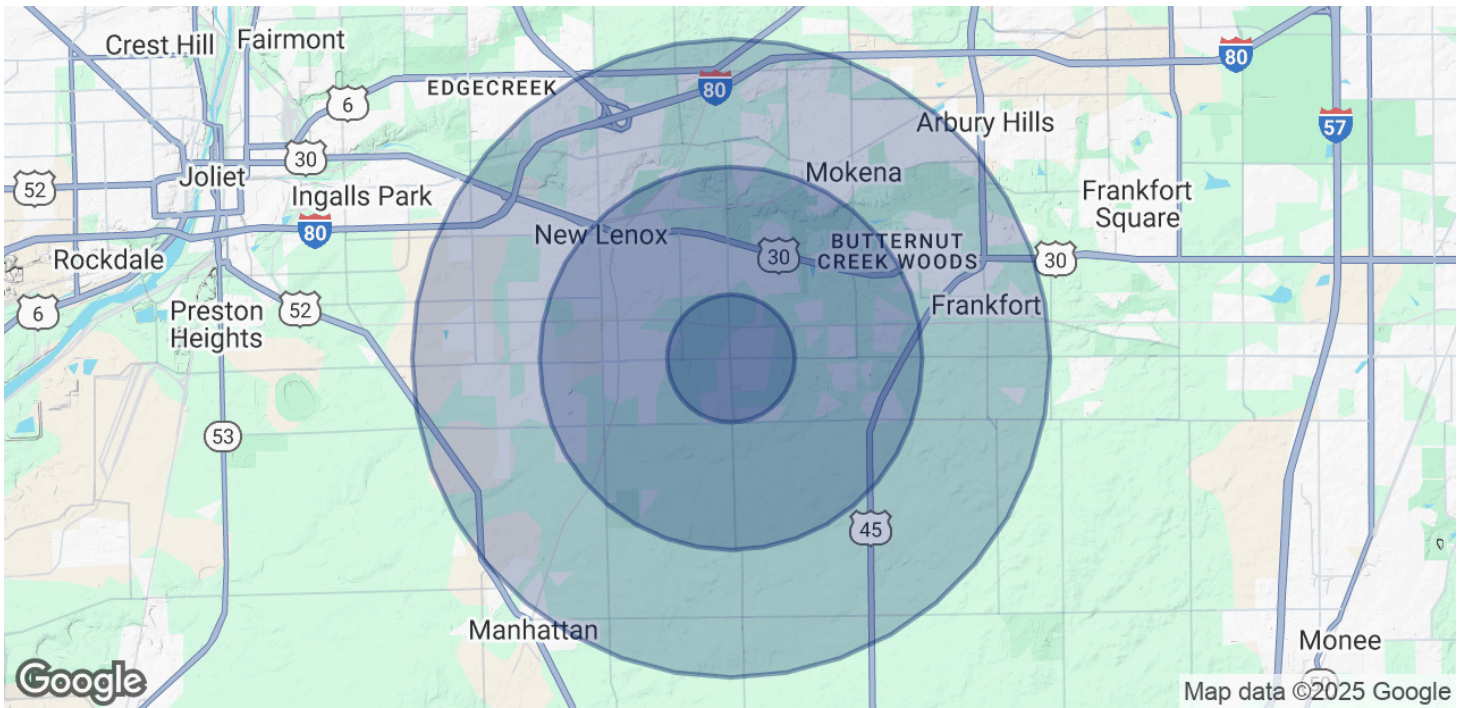


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DEMOGRAPHICS

SEQ W. LARAWAY ROAD AND SCHOOLHOUSE RD

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,407	32,567	76,966
Average Age	37	39	41
Average Age (Male)	0	0	0
Average Age (Female)	0	0	0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,101	10,827	26,967
# of Persons per HH	3.1	3	2.9
Average HH Income	\$180,637	\$170,894	\$158,306
Average House Value	\$445,110	\$464,157	\$432,252

Demographics data derived from AlphaMap

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