**RETAIL SPACE AVAILABLE FOR LEASE** 

# **MATTESON PLAZA**

Davita.

Jeep

RAM

30 Lincoln Hwy

FOGON

4605 W. Lincoln Hwy | Matteson, IL

snipes

nterprise

232

Since

JCPenney

Hanger

AMERICA'S BEST

CHASE



XSPORT

verizon<sup>√</sup>

38,100 ADT

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PETSMART

ross

Marshalls

57 (SESO FUE

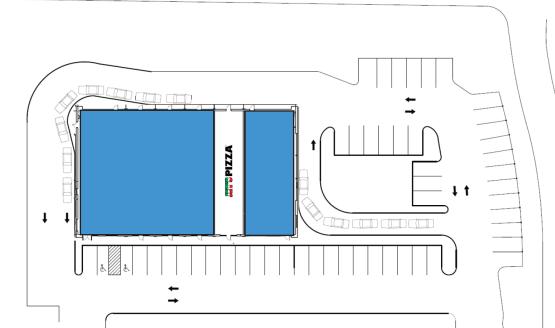
#### **SPACE AVAILABLE**

- Double drive-thru building with ample stacking
- Demising walls can be modified to suit

#### **SITE SUMMARY**

- Outlot of proposed 50 acre retail and residential mixed use development
- Signalized intersection with heavy traffic counts on Lincoln Hwy (38,100 ADT)
- 50+ parking spots
- Pylon signage available

#### Landlord Room Drive Thru Drive Thru End Cap End Cap Opportunity Opportunity AVAILABLE 1 AVAILABLE <sup>†</sup> AVAILABLE <sup>†</sup> AVAILABLE <sup>†</sup> **AVAILABLE AVAILABLE** 1,680 SF 1,596 SF 1,680 SF 1 1,680 SF 1,680 SF 2,520 SF 84' Depth Throughout



#### AREA TENANTS



#### **DEMOGRAPHICS**

	1 Mile	3 Miles	5 Miles
Total Population	5,082	55,925	153,268
Average HH Income	\$118,379	\$117,965	\$120,004
Daytime Population	4,471	19,706	55,034



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