

GROUND LEASE | BUILD TO SUIT

605-625 N. MIDLOTHIAN ROAD

Mundelein, Illinois 60060



GROUND LEASE or BUILD TO SUIT OPPORTUNITY

Retail Space Available 850 SF up to 9,750 SF

Pad Opportunity 1.2 Acre

SITE SUMMARY

- Ground Lease or Build-to-Suit Opportunity in a high-demand, established retail corridor
- Premier visibility along heavily traveled Midlothian Rd with direct access and strong daily traffic
- Surrounded by national retailers including grocery, QSR, fitness, and service-oriented co-tenancy
 - Flexible site configuration to accommodate single-tenant or multi-tenant concepts
- Ideal for retail, medical, service, or restaurant users seeking a strategic suburban Lake County location
 - Dense residential population and strong household incomes within the immediate trade area
- Minutes from major thoroughfares with seamless connectivity throughout Mundelein and neighboring communities



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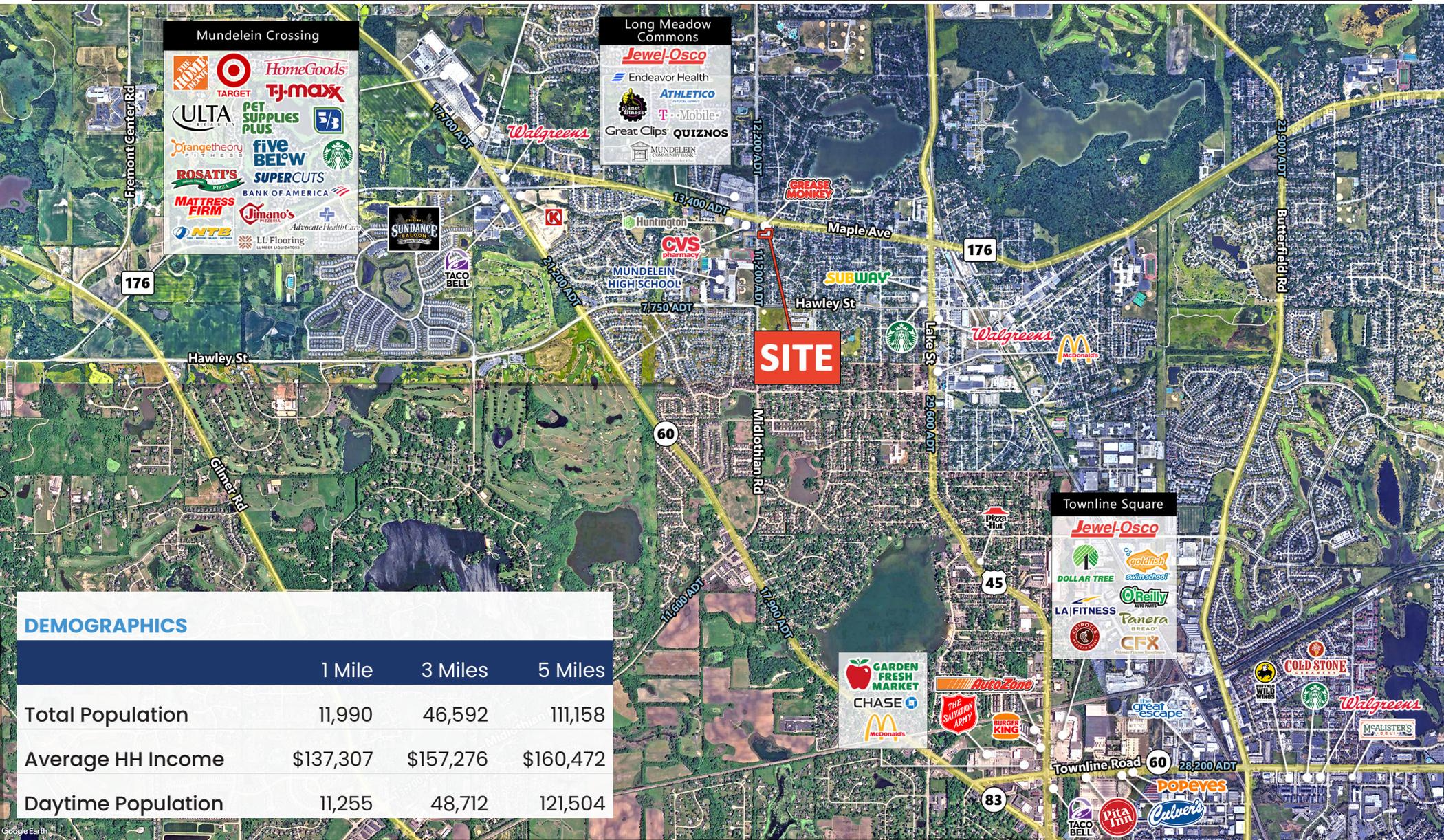
GROUND LEASE PAD AVAILABLE		
1.2 ACRES		
RETAIL SPACE AVAILABLE		
SPACE	TENANT	SF
605	AVAILABLE	2,400
609	AVAILABLE	1,400
615	Tamales Diana	1,800
617-619	AVAILABLE	1,800
621	AVAILABLE	850
625	AVAILABLE	1,500
TOTAL GLA		9,750



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DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	11,990	46,592	111,158
Average HH Income	\$137,307	\$157,276	\$160,472
Daytime Population	11,255	48,712	121,504

FOR MORE
INFORMATION,
CONTACT

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RESOURCES
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