

16200 SOUTH HARLEM AVENUE

Tinley Park, IL 60477

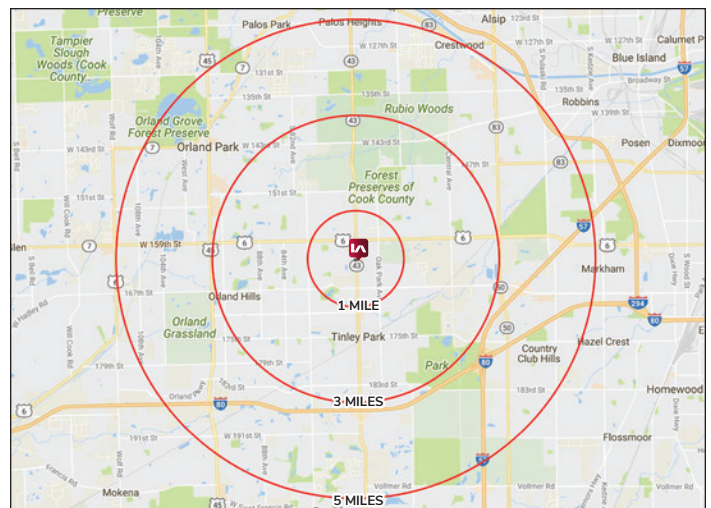


OPPORTUNITY IDENTIFICATION:

- Available for LEASE or SALE
 - 4,364 SF Free-Standing Building
 - Built on a 1.11 AC (48,351 SF) Outlot
 - 75 Surface Parking Spaces Plus Shared Center Parking
- New Roof Installed August 2017
- Turn Key Restaurant Opportunity - Virtually Fully-Equipped
- Could be Converted to Retail or Multi-Tenant Use
- Has the Potential to Add a Drive-Thru
- Video Gaming Permitted in this Location
- Village Incentives Available to Qualified Operators

AREA HIGHLIGHTS:

- 43,500 VPD on Harlem Avenue (Route 43)
- Located in a Vibrant Retail Corridor with Co-Tenants that Include ALDI, Burlington Coat Factory, Home Depot, Meijer, Menards, Sam's Club, Sears Outlet, and Walt's Food Center



	1 MILE	3 MILES	5 MILES
Estimated Population	12,814	93,022	199,130
Number of Households	5,259	36,441	76,448
Household Income (AVG)	\$83,917	\$92,460	\$92,495
Daytime Population	10,913	52,547	145,962

A. RICK SCARDINO
Principal
rscardino@lee-associates.com
773.355.3040

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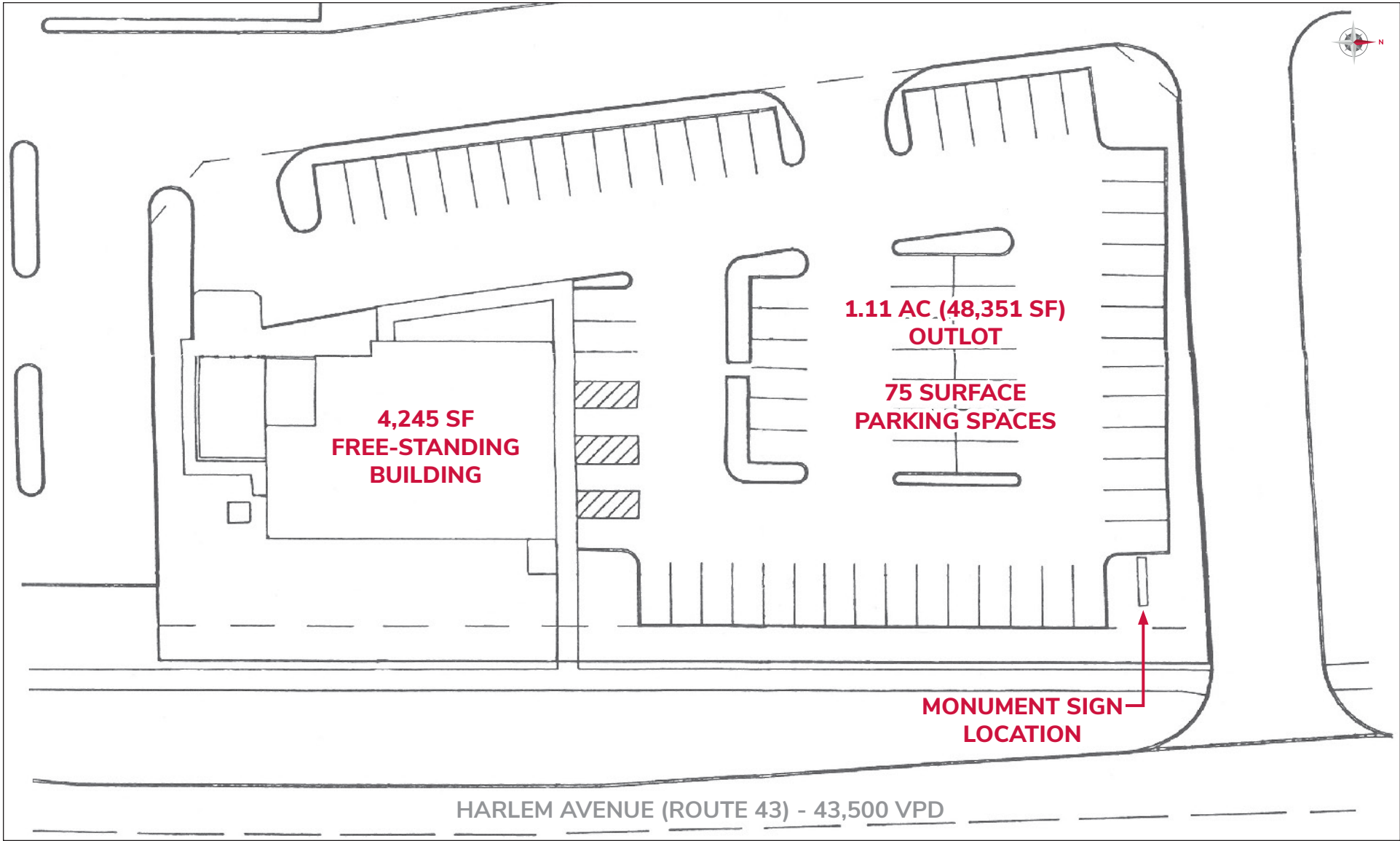
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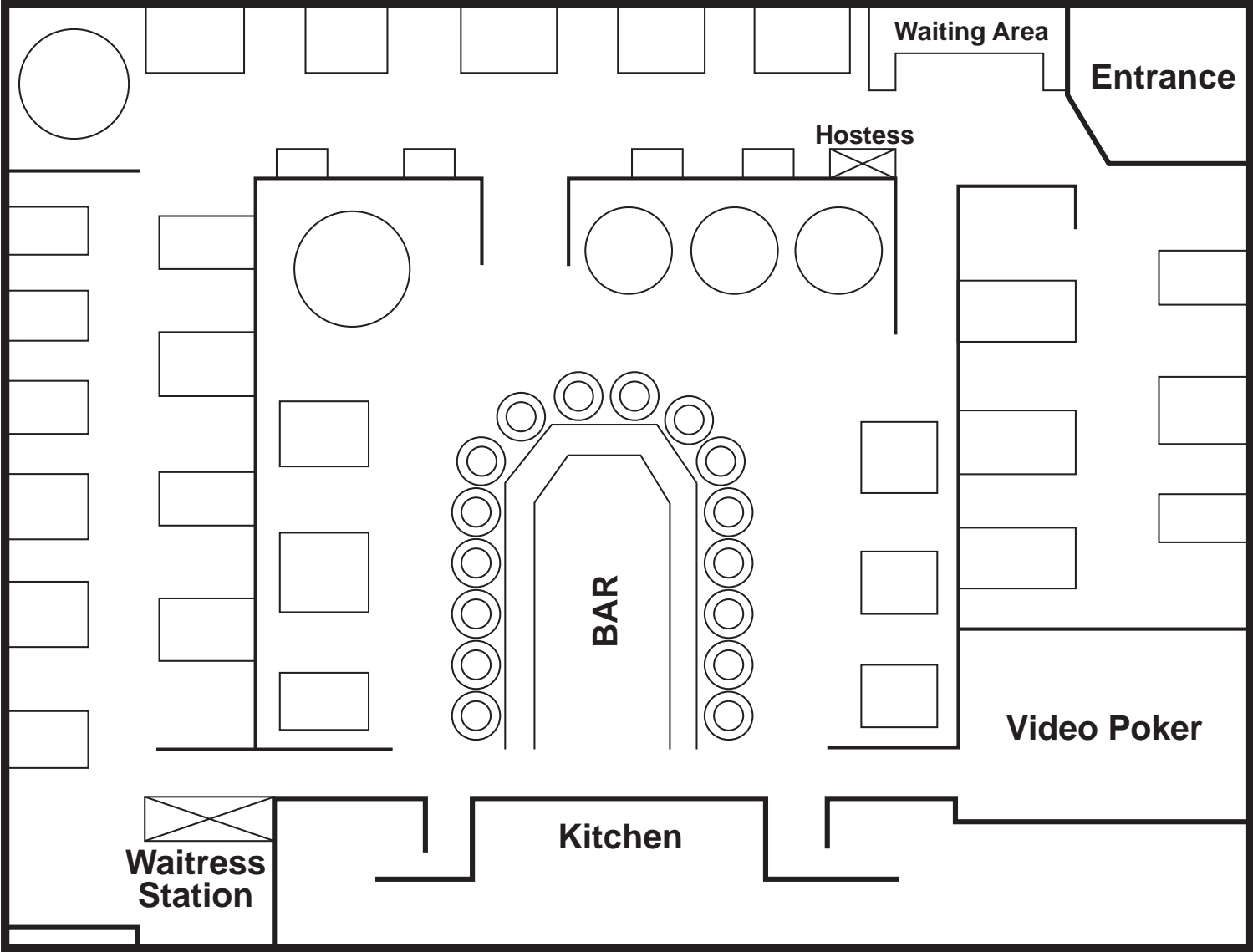
SITE PLAN



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FLOOR PLAN



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RETAILER AERIAL

