

NEC Route 132 & Deep Lake Road

Lindenhurst, Illinois

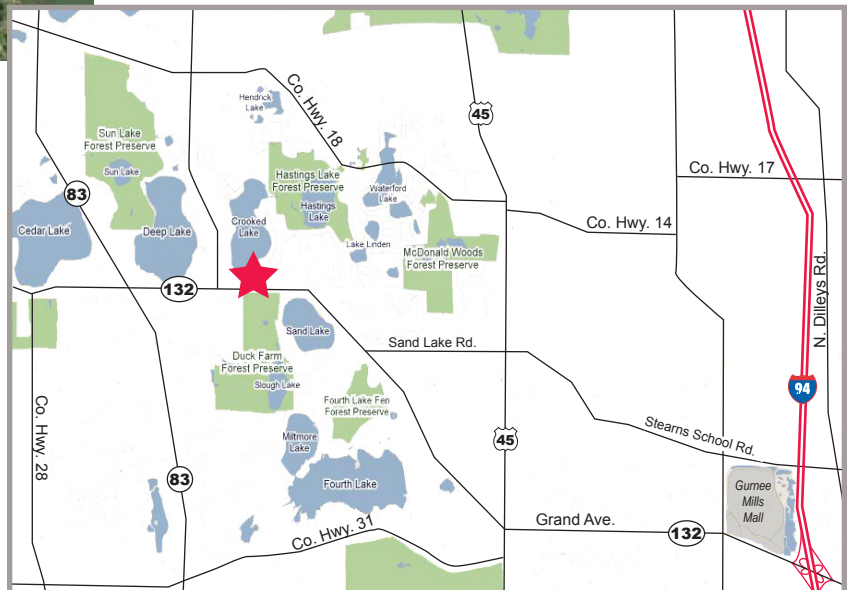


±70 Acres Available for Sale (±30.22 Net Acres)

- ◆ Immediately east of Chain O' Lakes State Park, Fox Lake
- ◆ Beautiful land parcel of approximately 70 gross acres zoned with utilities to site
- ◆ 19,400 cars/day average
- ◆ Divisible into three parcels (6.7 Acres / 23.9 Acres / 39.5 Acres)
- ◆ Approximately 2,226 lineal feet on Route 132
- ◆ Municipal incentives available
- ◆ Ideal for medical, retail, lab, multi-family, and PUD
- ◆ Across the street from Vista Healthcare's campus that includes SurgiCenter, MRI & Transition Living
- ◆ Approximately 5.75-miles to I-94 and Gurnee Mills Mall
- ◆ Pricing: \$8,500,000 - *Undivided*

DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
2010 Total Population	5,303	39,153	123,222
2010 Total Households	1,908	13,061	29,982
Median Household Income	\$76,763	\$83,414	\$81,885



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