



9610 194TH PLACE MOKENA, IL

INDUSTRIAL/FLEX BUILDING FOR SALE

S O U T H W E S T S U B U R B S

PROPERTY DETAILS

SIZE

- ▶ Building: Approximately 5,346 square feet
- ▶ Lot: Approximately 40,010 square feet

PRICE

- ▶ \$785,000.00

HIGHLIGHTS

- ▶ Industrial/flex building for sale in great location!
- ▶ Clean commercial building with a secured and permitted storage yard
- ▶ 2,863 square foot warehouse area with drive-in door and 2,215 square foot office area
- ▶ Great for an owner/user that has a distribution, equipment, service, or retail business
- ▶ Parking lot and yard paved in 2019
- ▶ Brand new roof, soffit and fascia and downspouts
- ▶ New landscaping
- ▶ Warehouse ceiling height: 18 feet
- ▶ PIN: 09-09-201-021
- ▶ Zoned C-1A General Commercial
- ▶ 2019 Taxes: \$11,732.42

DEMOGRAPHICS

	1 MI	3 MI
TOTAL HOUSEHOLDS	2,177	19,915
MEDIAN HH INCOME	\$110,079	\$110,011
TOTAL POPULATION	6,761	57,935
DAYTIME EMPLOYEES	6,983	29,469

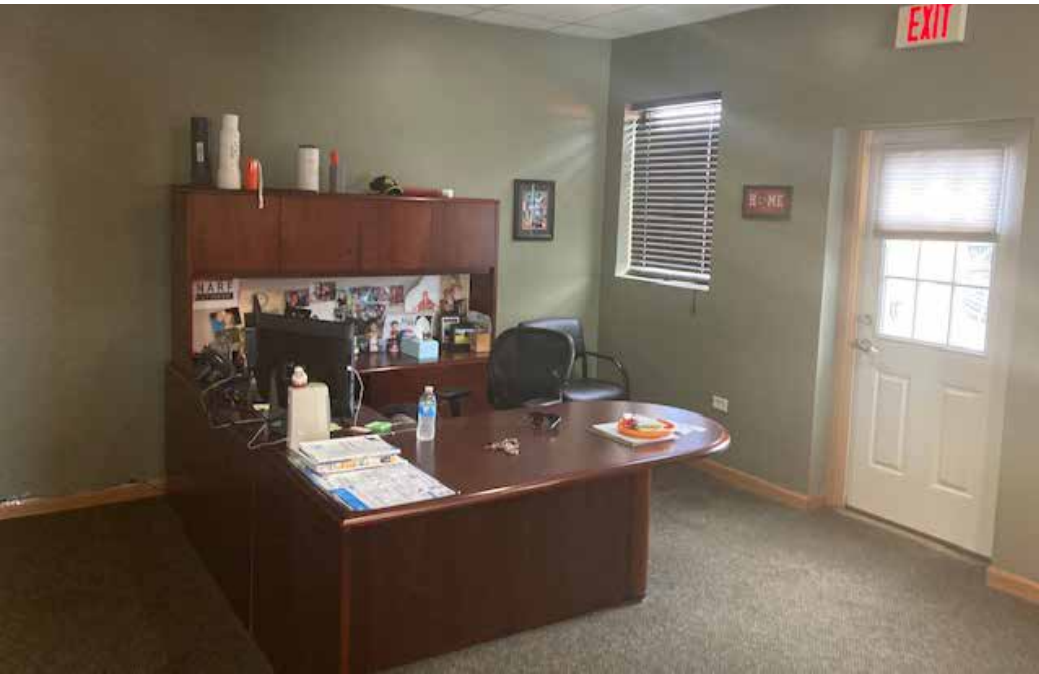
BROKER PREPARED - SUBJECT TO VERIFICATION



PROPERTY PHOTOS



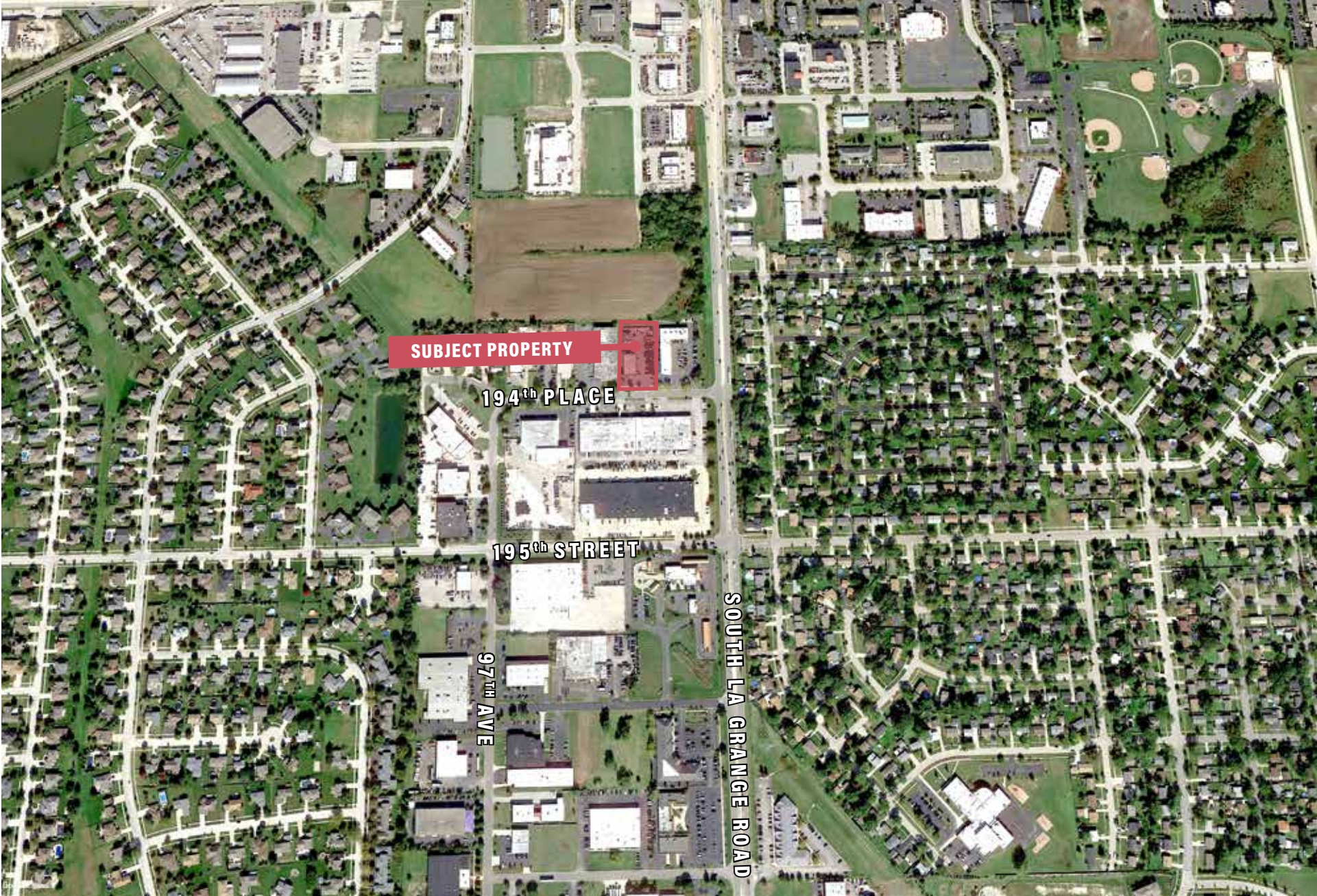
PROPERTY PHOTOS



PROPERTY PHOTOS



PROPERTY AERIAL





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EXCLUSIVE AGENTS

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