

SALE

RETAIL SPACE & 9 APARTMENTS W WAREHOUSE & YARD

229 E 153rd St Harvey, IL 60426



PROPERTY DESCRIPTION

Added Value Opportunity, Needs Buildout

1st Floor retail space 43' by 105' 4,520 sf can be 1 or 2 units 10' Ceiling Height.

Rear Warehouse 15,500 sf & 2- 10x10 Garage Doors with 13' 2" Ceiling Height.

Second Floor 4,520 sf 9 Apartments shells studded out w drains and gas lines in place needs finish buildout. Material on site to help complete project negotiable. Individual Electric meters. Apartments Studio & 1 Bd / Sizes 1. 14'x25' 2. 14'x25' 3. 14'x25'

4. 14' x 20' 5. 14' x 18' 6. 20'x24' 7. 20' x 25' 8. 20'x25' 9. 16' x 26'. Pace Buss Across street Train Station nearby. Great opportunity to run your business here and collect rent. Roof replaced 2018 -2019 Taxes 2021 \$62,848.00 or \$3.14 sf

PROPERTY HIGHLIGHTS

- Located Across from Pace Bus Station & 1.5 Blocks to Train Station
- Retail Space & 9 Apartments - Warehouse & Fenced Yard

OFFERING SUMMARY

Sale Price:	\$295,000
Number of Units:	12
Lot Size:	37,360 SF
Building Size:	20,020 SF
Zoning:	DB Downtown Business
APN:	29-17-209-007

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	5,889	38,536	108,690
Total Population	12,159	93,816	264,007

Ken Peach

Comm Sales Associate

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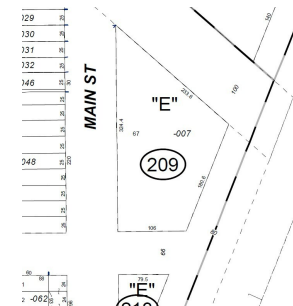


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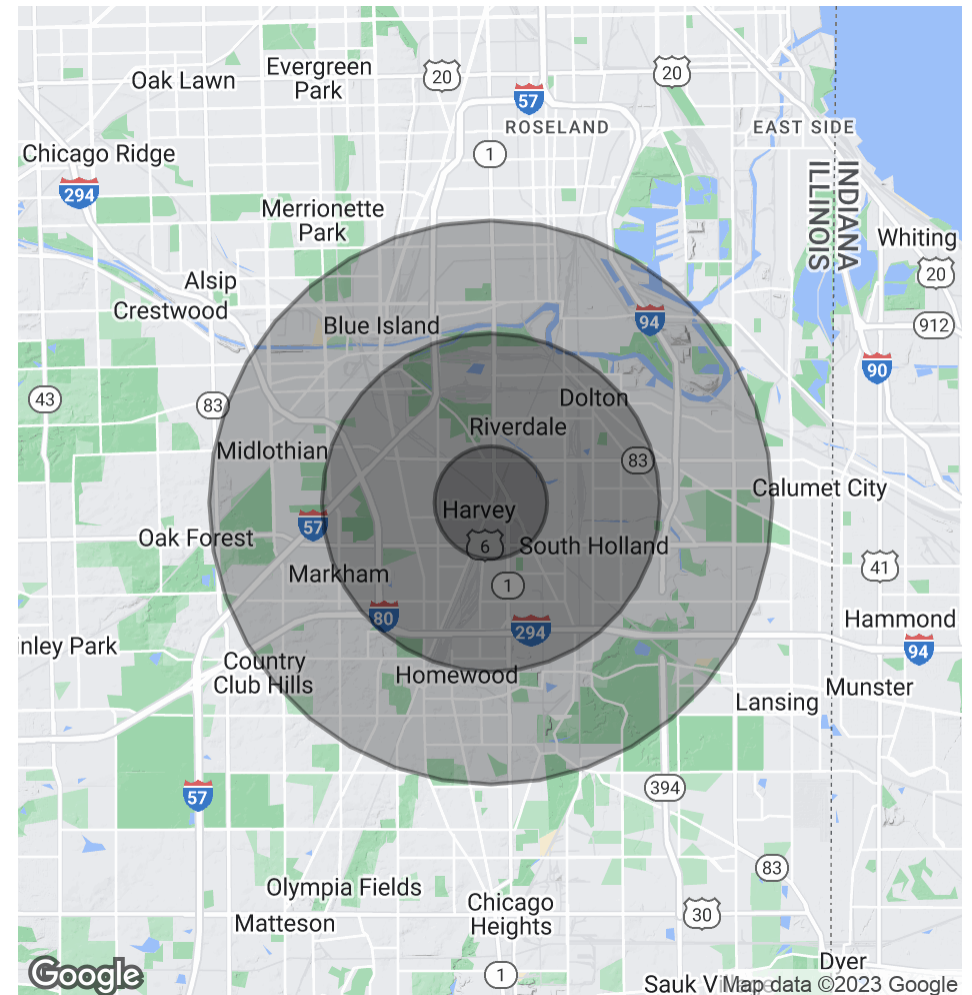
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,159	93,816	264,007
Average Age	36.4	35.5	36.9
Average Age (Male)	36.9	31.8	34
Average Age (Female)	37.1	38.6	39.7

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,889	38,536	108,690
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$37,003	\$48,117	\$55,968
Average House Value	\$80,472	\$100,711	\$122,484

* Demographic data derived from 2020 ACS - US Census



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