

# Retail Opportunities Summary Table

No.	Name/Location	Description	Size (SF/Acres)	Sale or Lease	Zoning	Contact Info
1.	SW Quadrant 159 <sup>th</sup> Street and I-355 (Lockport Square)	Proposed Power Center; anchor and in-line opportunities available; improved outparcels for sale or lease	.9-2.4 acre outlots	Ground lease or sale	C3	Dick Spinell, (630) 954-7364 Sarah Drumgould, (630) 954-7290 Campbell Wickland, (630) 954-7236 Mid-America Asset Mgmt
1.A.	Outlot 7	Existing 10,000 SF multi-tenant outlot building in a proposed power center	Two tenant spaces available 1,600 SF each	Lease		Nathan Tonnies, Gary Greenfield (847) 412-9898 Metro Commercial RE
2.	Former anchor site SW Quadrant 159 <sup>th</sup> Street and I-355 (Lockport Square)	Partially improved; anchor pad and in-line opportunities available	12 acres	Sale	C3	Wendell Hollan, (630)573-7114 Mario Melone, (630)573-7112 CBRE
3.	South side 159 <sup>th</sup> Street, west of I-355 (Lockport Center)	Existing shopping center anchored by Jewel/Osco; In-line tenant space available; plus additional end-cap with patio opportunity	16535 W. 159 <sup>th</sup> -1,500 SF  16541, 16543, & 16541 W. 159 <sup>th</sup> 1,500 SF, 2,000 SF, & 4,000 SF Contiguous  16521 W. 159 <sup>th</sup> -4,000 SF End-cap	Lease	C3	Rob Campbell, (847) 274-6624 (847) 259-9500 Liberty Real Estate Group II, Inc.
4.	South side 159 <sup>th</sup> Street, west of I-355 (Lockport Center)	Vacant Land in a Jewel/Osco anchored center	1.67 acres	Sale	C3	Jim Shutter & Kevin McNamara (312) 224-3200 Newmark Grubb Knight Frank
5.	16370 W 159 <sup>th</sup> Street (North side 159 <sup>th</sup> Street, west of I-355)	Vacant land; across from Jewel/Osco; potential for mixed-use office, retail development	16 acres	Sale	C3	Susan Sipich, (708) 349-0833 Rich Real Estate
6.	16500 W 159 <sup>th</sup> Street (North side of 159 <sup>th</sup> Street, east of Farrell Road)	Vacant land; part of a 14 acre parcel	4.5 acres	Sale	C3	Susan Sipich, (708) 349-0833 Rich Real Estate
7.	16500 W 159 <sup>th</sup> Street (North side of 159 <sup>th</sup> Street, east of Farrell Road-next to Rocco's Pub)	Vacant land; part of a 14 ac parcel	1 acre	Sale	C3	Susan Sipich, (708) 349-0833 Rich Real Estate
8.	SWC 159 <sup>th</sup> Street & Farrell Road (Hard corner)	Vacant land; single user or multi-tenant opportunity	1.63 acres	Lease or build-to-suit	C2	Jose Gonzalez, (312) 228-2155 Peter Caruso, (312) 228-2926 JLL
9.	301-305 S. Farrell Road (South of 159 <sup>th</sup> , west side of Farrell Rd between Aldi Foods & Culvers)	Vacant land; mixed-use commercial opportunity; preliminary plans approved; final plan approved for Murphy's Express Gas Station	6.3 acres	Sale	C2	Diane Menza, (708) 390-1622 Alan Erickson, (708) 390-1629 LFI
10.	16101 S. Farrell Rd (Lockport Square on Farrell Road)	Existing multi-tenant buildings; plus developable pad/build-to-suit up to 40,000 SF	Building (front) 1,700 SF, 1,725 SF, 3,425 SF Contiguous  Building (rear) 1,900 SF, 2,050 SF 4,500 SF (former restaurant user)	Lease	C2	Dominick Cannata, (630)590-5910 Brookline RE Investment
11.	Farrell Road, South 159 <sup>th</sup> Street (adjacent to Walmart)	Available outlot	1 acre	Sale	C2	Cobalt Real Estate Partners (630) 925-1830
12.	1260 E. 9 <sup>th</sup> Street (NEC 159 <sup>th</sup> & Robson Road, ½ mile west of I-355)	Vacant lots; existing sewer & water-ability to extend; redevelopment opportunity	.80 acres	Sale	C3	John Karn, (815) 260-4548 Karn Automotive, (815) 838-4500
13.	1242-1250 E. 9 <sup>th</sup> St. (NWC 159 <sup>th</sup> & Robson Road ½ mile west of I-355)	Existing 6,000 SF shopping center	3,000 SF end-cap	Lease	C3	Matt Smetana, (630) 572-5632 Mike Wesley, (630) 572-5610 Edgemark Commercial RE
14.	159 <sup>th</sup> St. & Thornton Street, ½ mile west of interchange (Lockport Crossings Development)	Vacant land, adjacent to Advocate Medical Building; potential mixed-use office & retail development	Lot 2 & Lot 3 contiguous, .97 & 1.14 acres  Lot 5 & Lot 6 Contiguous, 3.3 & 1.22 acres	Sale	C3	Matt Smetana, (630)572-5632 Mike Wesley, (630)572-5610 Edgemark Commercial RE
15.	1025-1069 E. 9 <sup>th</sup> Street (Regency Pointe)	Existing shopping center; 98% occupied	55,069 SF	Sale	C2	Paul Tsakiris, (773) 545-2000 ext. 80 Kellen Duggan, (773) 545-2000 ext. 89 First Western Properties
	1057 E. 9 <sup>th</sup> Street	Interior tenant spaces available	1057 E. 9 <sup>th</sup> - 1,300 SF 1063 E. 9 <sup>th</sup> - 600 SF	Lease		Mark Butler, (630) 789-5000 Butler Partners
16.	986 E. 9 <sup>th</sup> Street (Drake Commons)	Existing shopping center; interior tenant space -located between Honey Field Restaurant & JK Computer	1,250 SF	Lease	C3	Tom Drake (815) 545-0224 DRAKE Development Inc.
17.	960 E. 9 <sup>th</sup> Street (former Pizza Hut)	Existing restaurant building with 28 surface parking spaces	2,584 SF building on .50 acre lot, opportunity to expand to the east	Sale	C2	Eugene Noska, (630) 575-0700 Hunter RE Corp
18.	932-944 E. 9 <sup>th</sup> Street NWC 9 <sup>th</sup> & 7 <sup>th</sup> Streets	Existing shopping center	24,600 SF end-cap anchor space  +/- 1 acre outlot	lease  Sale	C2	Bob Hansen, (708) 846-0500 Hansen Development
19.	602 & 604 E. 7 <sup>th</sup> St. NWC 9 <sup>th</sup> & 7 <sup>th</sup> Streets (existing residential lots)	Redevelopment opportunity for retail along IL Route 7 corridor	1 acre combined	Sale	C2	Patrick Lind, (815) 838-0134
20.	I-355/Archer Avenue (Highlands of Lockport- mixed use development)	Approved for 248 luxury apartments and commercial lots with access/visibility on Archer Avenue (IL Route 171)	Lot A: 1.52 ac/retail Lot B: 1.44 ac/retail Lot C :1.77 ac/service station Lot D: 1.47 ac/retail Lot E: 1.34 ac/retail Lot F :2.60 ac/hotel or office Lot G:2.52 ac/hotel or office	Commercial lots for sale	C3	Tim Grogan, (773) 770-1276 Equibase Capital Group LLC

## 5-MILE TRADE AREA DEMOGRAPHIC SNAPSHOT & RETAIL DEMAND SUMMARY

TRADE AREA POPULATION: 98,428      MEDIAN AGE: 39.8      AVERAGE HH INCOME: \$96,557      MEDIAN HH INCOME: \$79,458

FOOD & BEVERAGE STORES: \$186,398,316

NONSTORE RETAILERS: \$145,932,934

PERSONAL & HEALTH CARE STORES: \$80,368,827

SPORTING GOODS, HOBBY, BOOK, MUSIC STORES: \$32,283,791

BUILDING MATERIAL, GARDEN EQUIPMENT STORES: \$181,238,794

GENERAL MERCHANDISE STORES: \$130,143,288

MISCELLANEOUS STORE RETAILERS: \$43,428,057

FOODSERVICE & DRINKING PLACES: \$159,452,119

CLOTHING & CLOTHING ACCESSORIES STORES: \$84,514,286

FURNITURE & HOME FURNISHINGS: \$38,088,122

ELECTRONIC & APPLIANCE STORES: \$30,123,470

Data Source: The Retail Coach-2015

For additional information, contact:

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