Executive Summary



Details

Sale Price:	$275,000
Building Size:	1,878 SF
Lot Size:	5,750 SF
Price/SF:	$146.43
Year Built:	1956
Zoning:	C-4 (PUD 1700)

Highlights

- Area is in the process of revitalization
- Adjacent to the Foster Center Project
- Excellent location with a downtown feel
- Great highway accessibility

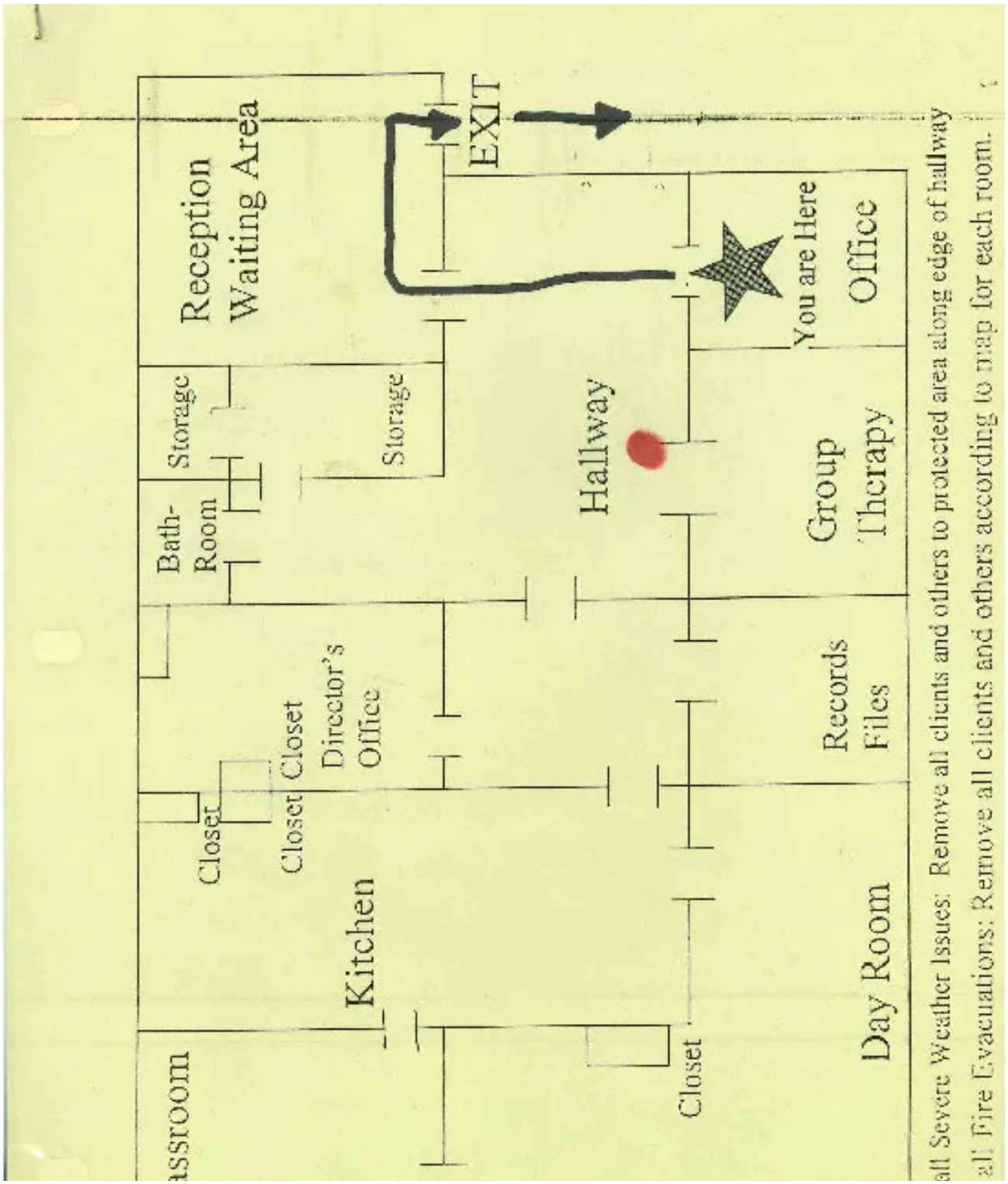
Overview

This is a redevelopment opportunity in the soon to come Lincoln Square revitalization. The property's zoning permits a variety of uses, offering flexibility in realizing your vision with the potential for mixed-use, commercial, or residential endeavors.

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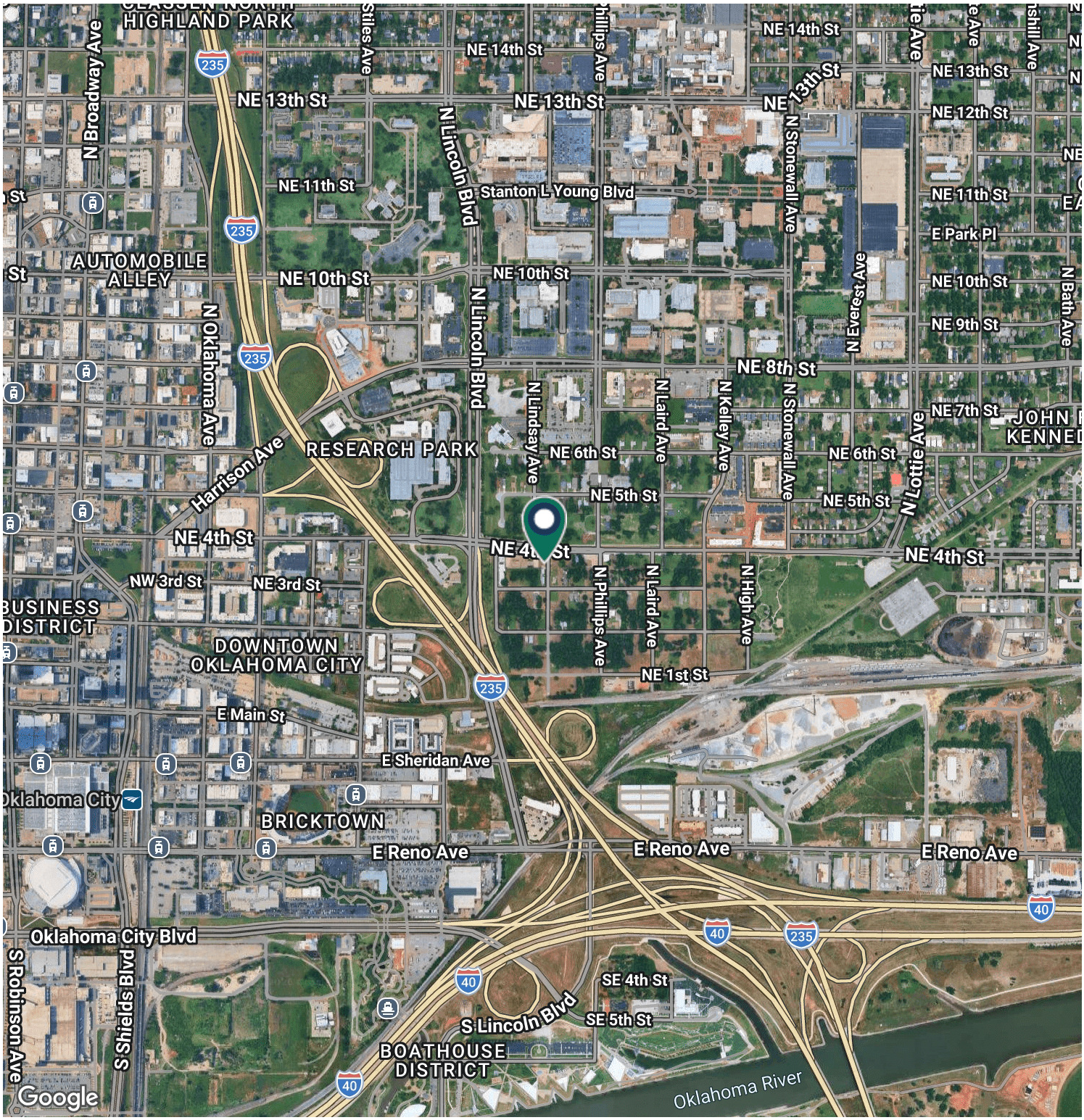
Floor Plan



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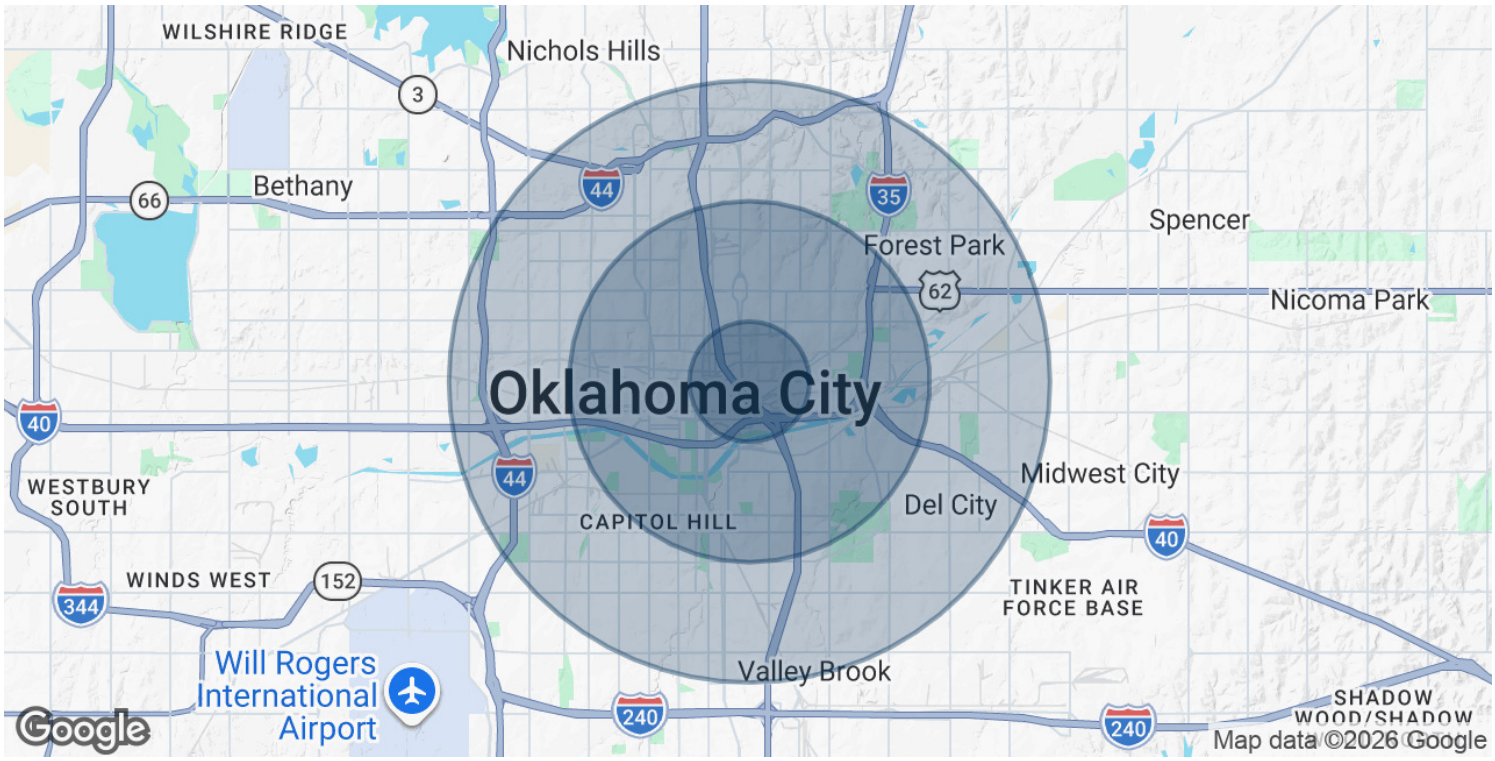
Location Map



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Demographics Map & Report



Population	1 Mile	3 Miles	5 Miles
Total Population	4,216	65,360	195,988
Average Age	33.1	33.6	33.6
Average Age (Male)	32.6	33.7	32.9
Average Age (Female)	34.4	33.9	34.5

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,690	30,467	86,998
# of Persons per HH	1.6	2.1	2.3
Average HH Income	$70,565	$51,658	$50,479
Average House Value	$208,225	$132,498	$114,092

2020 American Community Survey (ACS)

11112026

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