MILLENNIUM PROPERTIES R/E

Prime Downtown Mundelein Retail/Office For Lease

101-115 & 155-161 N. Seymour, Mundelein, IL

$9.00-$16.85/SF MG



Property Highlights

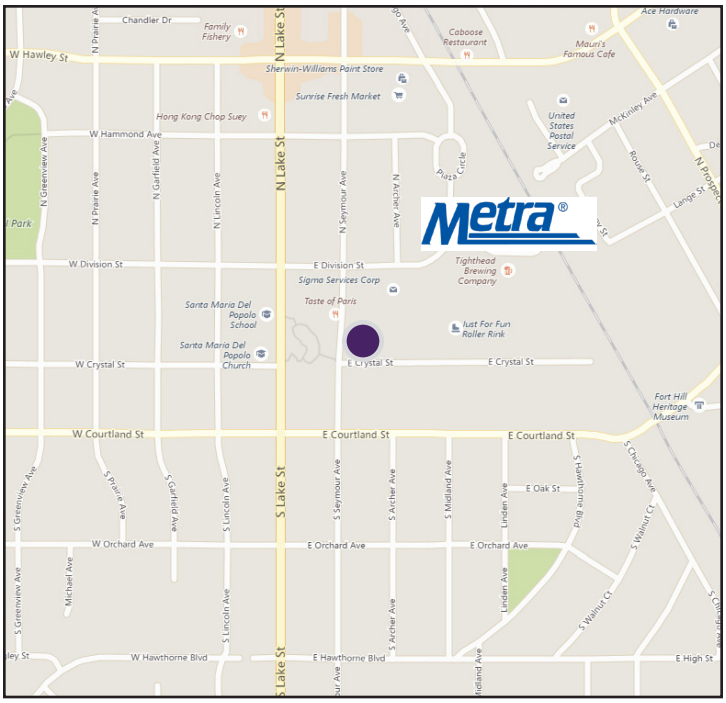
- Three retail storefronts available
  - Unit 103: 1,100 SF ($1,500/mo)
  - Unit 107: 1,640 SF ($2,300/mo)
  - Unit 155: 4,500 SF flex space ($3,400/mo)
- Two building retail center: 11,175 SF north and 8,600 SF south
- Ample parking
- Perfect location for warehouse with retail, nonprofit, day care, fitness/ yoga studio, boutique, cafe, church or medical use
- Close to Metra, Tighthead Brewing
- Across from Kracklauer Park
- Land Area: 67,616 SF
- Zoning: C-5, downtown district
- Taxes (2025): $22,781.36

Property Overview

Three storefronts are available for lease in the Mundelein Shopping Center. The property is conveniently located in downtown Mundelein, across the street from Kracklauer Park. Both units 107 and 103 have open floor plans. The former 4,500 square foot unit was formally a theatre. Currently an open concept with high ceilings, the flex space could be utilized as storage with a retail component. Co-Tenants include Just Bee You, Hair and Company Salon, El Dorado Tax Services, Taste of Paris, Karate Dojo and a medical group.

This property is located just off Route 45 in Mundelein, Illinois. Mundelein is a vibrant community consisting of approximately 32,000 residents and is home to a bustling business corridor in the heart of Lake County.

DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	15,490	66,730	107,557
Households	4,820	23,608	38,285
Median Income	$86,163	$111,130	$122,524



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