

39197 N. Sheridan Road
39197 N. Sheridan Road | Beach Park, IL | US | Lake County
Available Acres: 8.07 | Sale Price: \$1,899,000



Zoning:	Residential
Within City Limits:	Yes
Site Dimensions:	99x1.275x330x975x231x300
Sale Price:	\$1,899,000
Last Updated:	Sep 21, 2021

Economic Development Contact

Marc Huber
Village of Beach Park
11270 W. Wadsworth Road
Beach Park, IL 60099
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Realtor/Owner Contact

Brian Coleman
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Property and Area Description

Ideal for small hotel, professional/medical offices, or multi-family residential (senior housing, apartments, assisted living etc.). Great location and ready for development! Currently Zoned R-3B within the Sheridan Road Overlay District, the Village is open to re-zoning to accommodate other uses. The property has 99 feet of Sheridan Road access which is located next to CVS Pharmacy. Additional access onto Wadsworth Road is possible with IDNR permission. The only land between this property and Lake Michigan is the Illinois Beach State Park.

Population

	272,172	856,677	2,126,147
	10 Mile Radius	20 Mile Radius	30 Mile Radius

Source: ESRI®, 2024

Households

	97,103	323,211	828,802
	10 Mile Radius	20 Mile Radius	30 Mile Radius

Source: ESRI®, 2024

Transportation

Nearest Highway: Highway 41
Nearest Interstate: 94/294
Rail Served: Unknown
Rail Served By: Other
Rail Accessible: Unknown
Rail Infrastructure in Place: Unknown

Utilities

Electric: Commonwealth Edison
Natural Gas: North Shore Gas
Water: Village of Beach Park