



Zoning:	None
Setting:	Agricultural Land
Within City Limits:	No
Sale Price Note:	Subject to Proposal
Last Updated:	Nov 11, 2022

Economic Development Contact

Kevin Kramer
Village of Hoffman Estates
1900 Hassell Road
Hoffman Estates, 60169
(847) 781-2662 |
kevin.kramer@hoffmanestates.org

Realtor/Owner Contact

John Cassidy
Broker
773-355-3006 | jcassidy@lee-associates.com

Property and Area Description

Approximately nine (9) acres available for potential development at the southeast corner of Interstate 90 (I-90) and Beverly Road in Hoffman Estates, Illinois. The property is available for sale, ground lease, or build to suit. Although the property is currently unincorporated, the village would support commercial development. The site offers visibility and exposure to over 100,000 vehicles per day. Adesa Auto Auctions just recently announced plans for development of a 65 acre site just down the street. Excellent infill development opportunity with great Interstate access. Potential exists to purchase an additional 10+ acres from neighboring property owner.

Population

	626,775 10 Mile Radius	2,167,544 20 Mile Radius	5,399,839 30 Mile Radius
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Source: ESRI®, 2024

Households

	231,995 10 Mile Radius	831,017 20 Mile Radius	2,087,772 30 Mile Radius
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Source: ESRI®, 2024

Transportation

Nearest Highway: Higgins Rd (Rt. 72) (1.00 mi.)
Nearest Interstate: I-90 (0.00 mi.)
Nearest Commercial Airport: O'Hare International Airport (20.00 mi.)
Rail Served: Unknown
Rail Served By: Other
Rail Infrastructure in Place: Unknown

Utilities

Electric: ComEd
Natural Gas: Nicor
Water: Village of Hoffman Estates
Sewer: Village of Hoffman Estates