Crossroads Plaza II

4800-4806 Lincoln Hwy, Matteson, IL 60443

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DART RETAIL

Colin Powell Middle School — Number of Students: 593

Seiden Prairie Elementary School — Number of Students: 245

Olympia Fields Country Club

Matteson II

33,800 VPD

79,300 VPD

16,800 VPD

Crawford Ave

Governors Hwy

Lincoln Hwy

Western Ave

Cicero Ave

20,000 VPD

Matteson Elementary School — Number of Students: 380

Huth Upper Grade Center — Number of Students: 494

Illinois School — Number of Students: 326

Indiana School — Number of Students: 226

Rich Township High School — Number of Students: 2,487

Sauk Elementary School — Number of Students: 280

Michelle Obama School of Technology and the Arts — Number of Students: 523

DEMOGRAPHICS

1 MILE

4,740 Estimated population	**4,768** Estimated daytime population	**$101,048** Average household income	**1,826** Households

3 MILE

54,366 Estimated population	**18,359** Estimated daytime population	**$95,415** Average household income	**20,577** Households

5 MILE

150,326 Estimated population	**48,085** Estimated daytime population	**$99,896** Average household income	**56,437** Households

DRIVE TIME POPULATION

5 Min 🚗 16,437   **10 Min** 🚗 100,068   **15 Min** 🚗 271,626

DART RETAIL

SITE PLAN

SUITE	TENANT	SIZE
4800 - A	Available	3,600 SF
4800 - C	T-Mobile	1,900 SF
4800 - D	Starbucks	1,902 SF
4806	Mattress Firm	4,504 SF
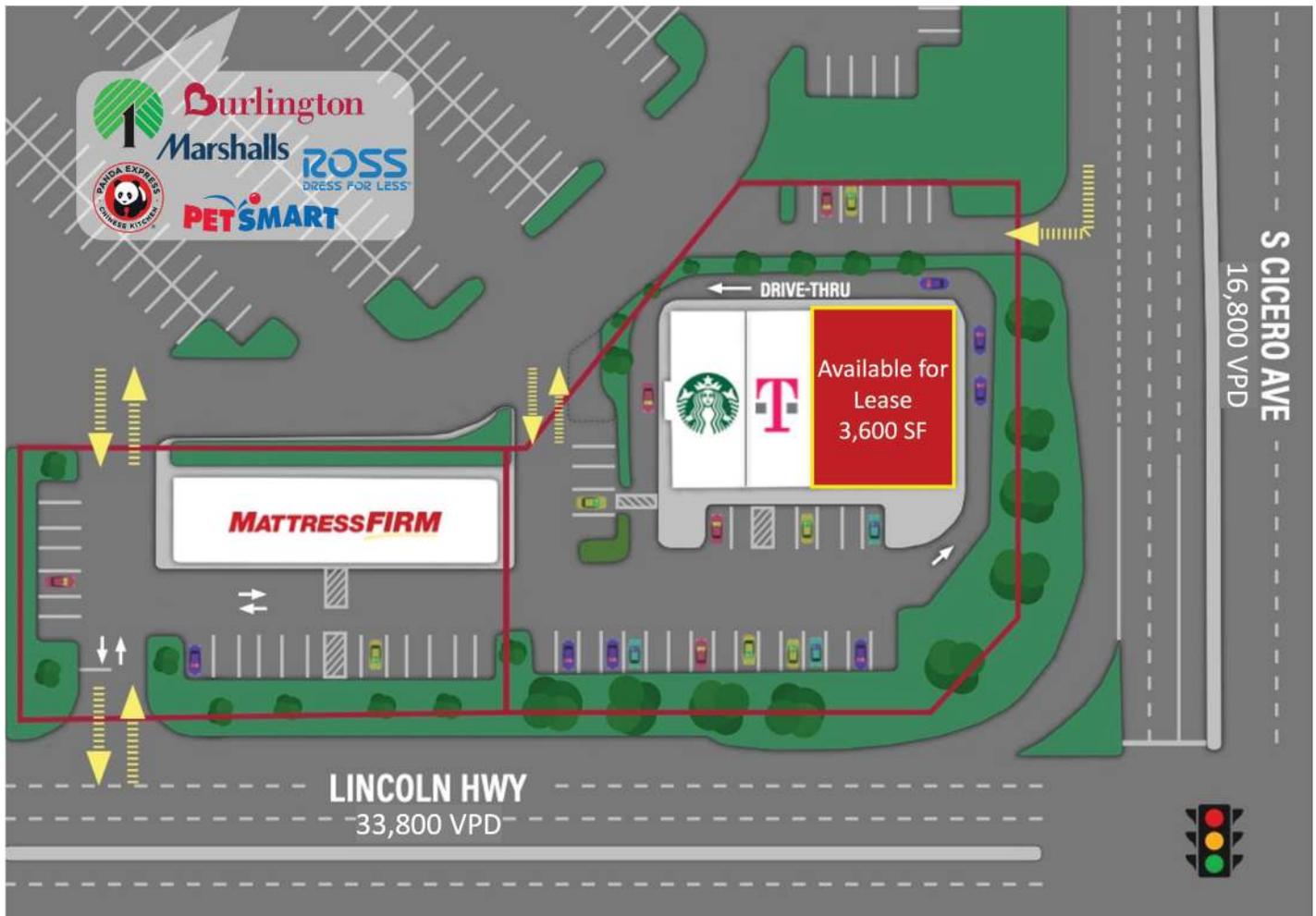
HIGHLIGHTS

• 3,600 SF restaurant endcap with patio available.

• Neighboring tenants include Starbucks and T-Mobile.

• Close to the busy intersection of Lincoln Hwy (33,800 VPD) and Cicero Ave (16,800 VPD).

• The population is 100,068 within 10 minutes drive and the average household income within 1 mile is $101,048.

• Minutes from Olympia Fields Country Club, a private club that has hosted PGA Championships and the US Open, features two 18-hole golf courses, and has one of the largest clubhouses in the world.
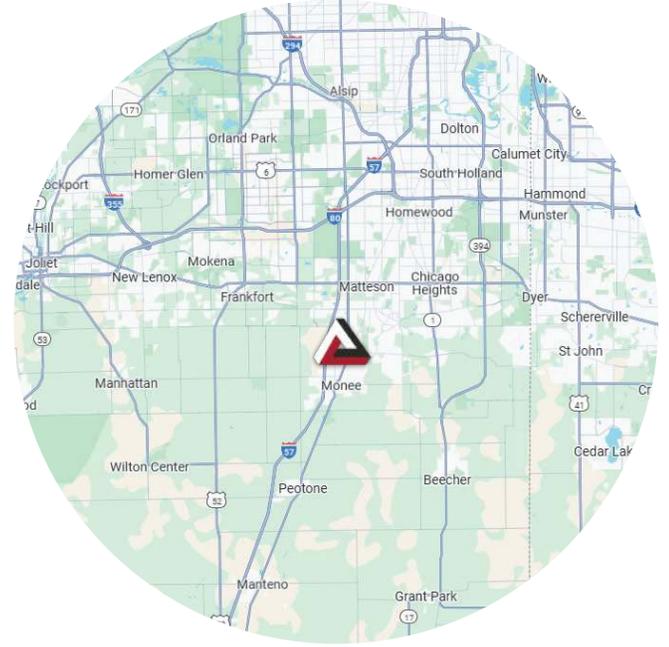
33,800 on Lincoln Hwy 16,800 on Cicero Ave	Right In/Right Out access from Lincoln Hwy Cross access from Matteson Center	Monument and facade signage available.