



FREE STANDING RESTAURANT FOR LEASE OR SALE

10331 S. ROBERTS ROAD
PALOS HILLS, IL 60465

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PROPERTY INFORMATION

- Property Summary
- Dining Area Photos
- Kitchen Photos
- Exterior Photos
- Site Plan
- Retailer Map
- Survey

LOCATION INFORMATION

- Regional Map
- Location Maps

DEMOGRAPHICS

- Demographics Map
- Disclaimer

1



16,100 VPD

15,100 VPD

22,200 VPD

169,500 VPD

S ROBERTS RD

W 111TH ST

US HWY 20

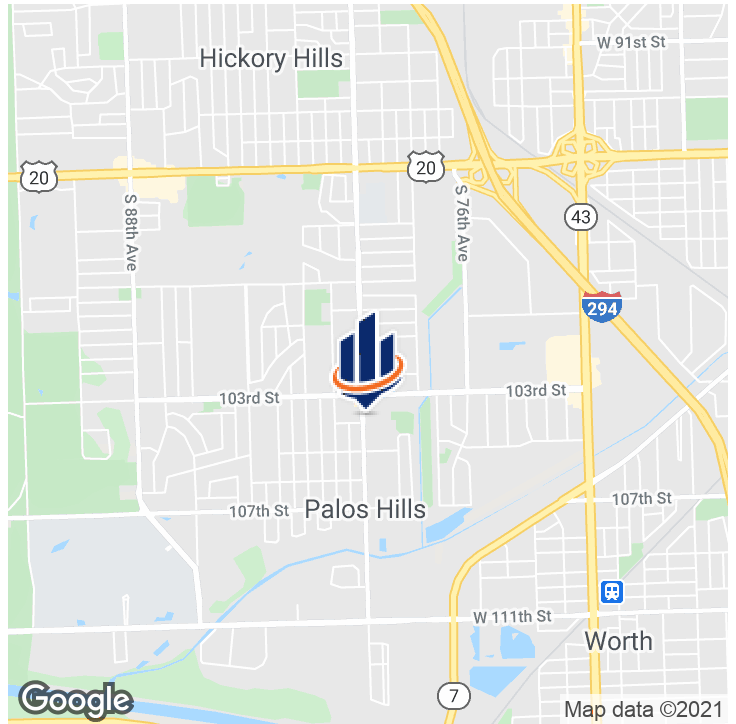
WINDY HILLS COUNTRY CLUB

294

1 PROPERTY INFORMATION

10331 S. Roberts Road
Palos Hills, IL 60465

Property Summary



OFFERING SUMMARY

Sale Price:	Subject To Offer
Lease Rate:	Negotiable
Building Size:	+/- 2,000 SF
Lot Size:	0.6 Acres
Year Built:	1988
Renovated:	2019
Zoning:	B1A Limited Retail
Market:	Chicago
Submarket:	South Suburban
APN:	23-13-102-080-0000

PROPERTY OVERVIEW

SVN Chicago Commercial is pleased to present an existing and fully equipped, +/- 2,000 SF Free Standing Restaurant located at 10331 S. Roberts Road in Palos Hills, Illinois. Located in Cook County, Palos Hills is just 22 miles southwest of Chicago and less than 7 miles to I 294. Formerly known as the Sea Catcher Mediterranean Sea Food & Grill, this opportunity is for sale or lease and/or lease to purchase option. This free standing property has an indoor capacity for 75 and a picturesque outdoor patio which seats 150. Numerous recent improvements include a second kitchen and completely updated HVAC, 3 phase electric, plumbing and water heater. Onsite parking lot with 28 spots, and next to City Hall. Easy re-concept for any restaurant use. FF&E Negotiable.

PROPERTY HIGHLIGHTS

- +/- 2,000 SF Free Standing Restaurant on 0.60 AC
- Outdoor Patio | Plenty of Onsite Parking
- 2 coolers [8'x8' and 6'x4'] and 1 freezer with 2- Hoods [20ft and 12ft]
- All new HVAC , 3 phase electric, plumbing and new Water Heater
- New Kitchen Addition
- Previous Video Gaming
- Pylon Signage | Roberts Road Frontage

Dining Area Photos



Kitchen Photos



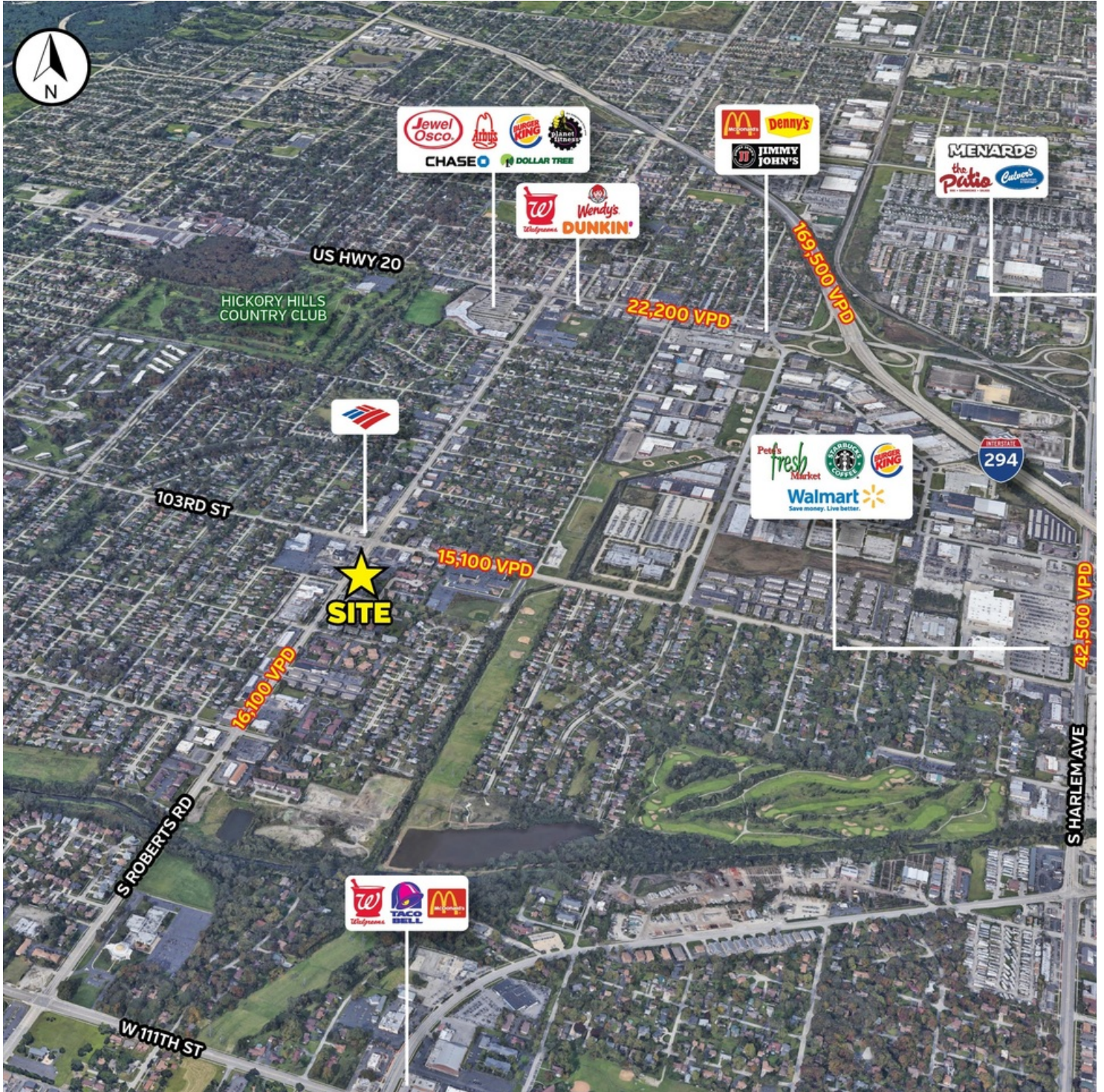
Exterior Photos



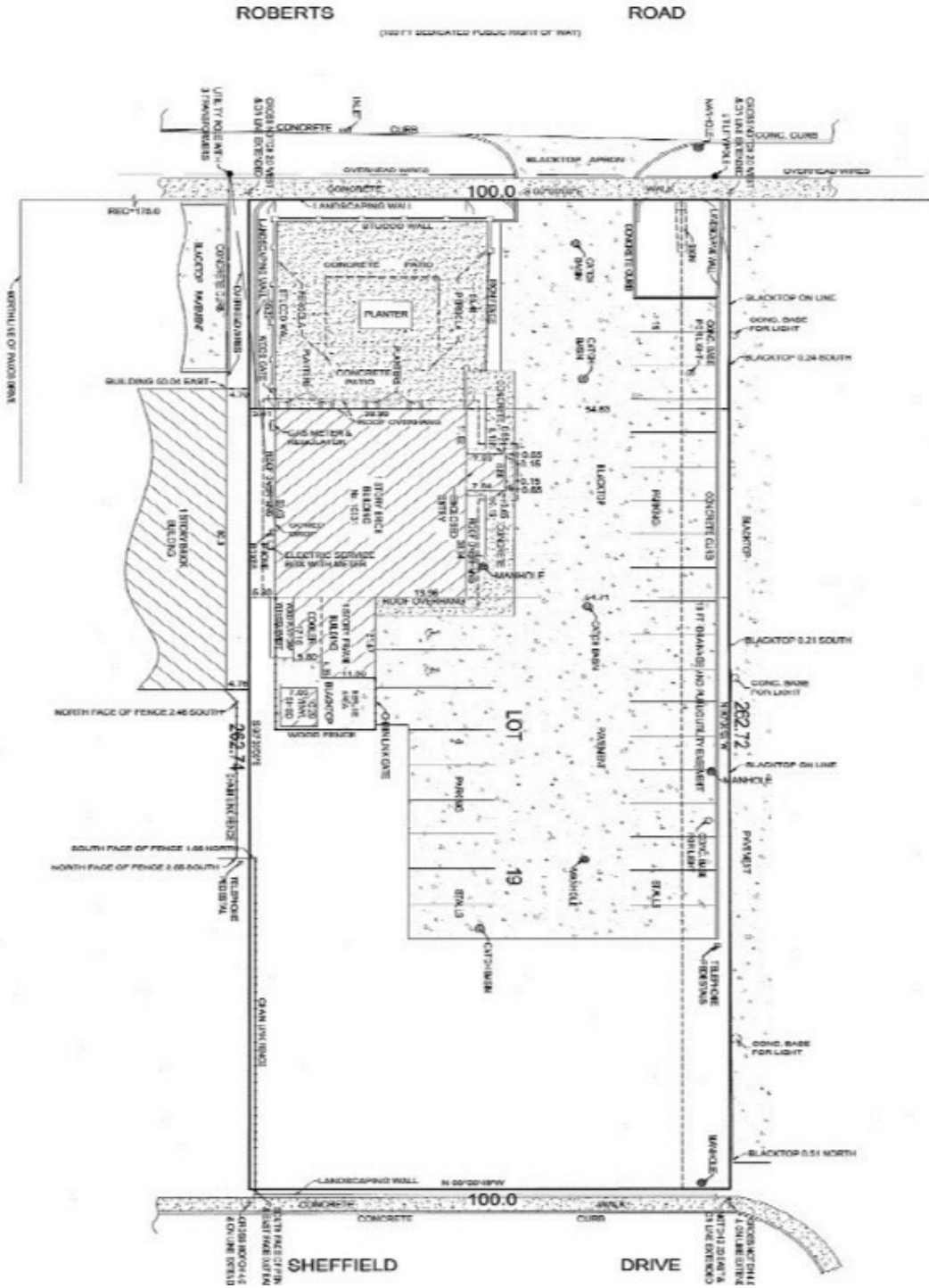
Site Plan



Retailer Map



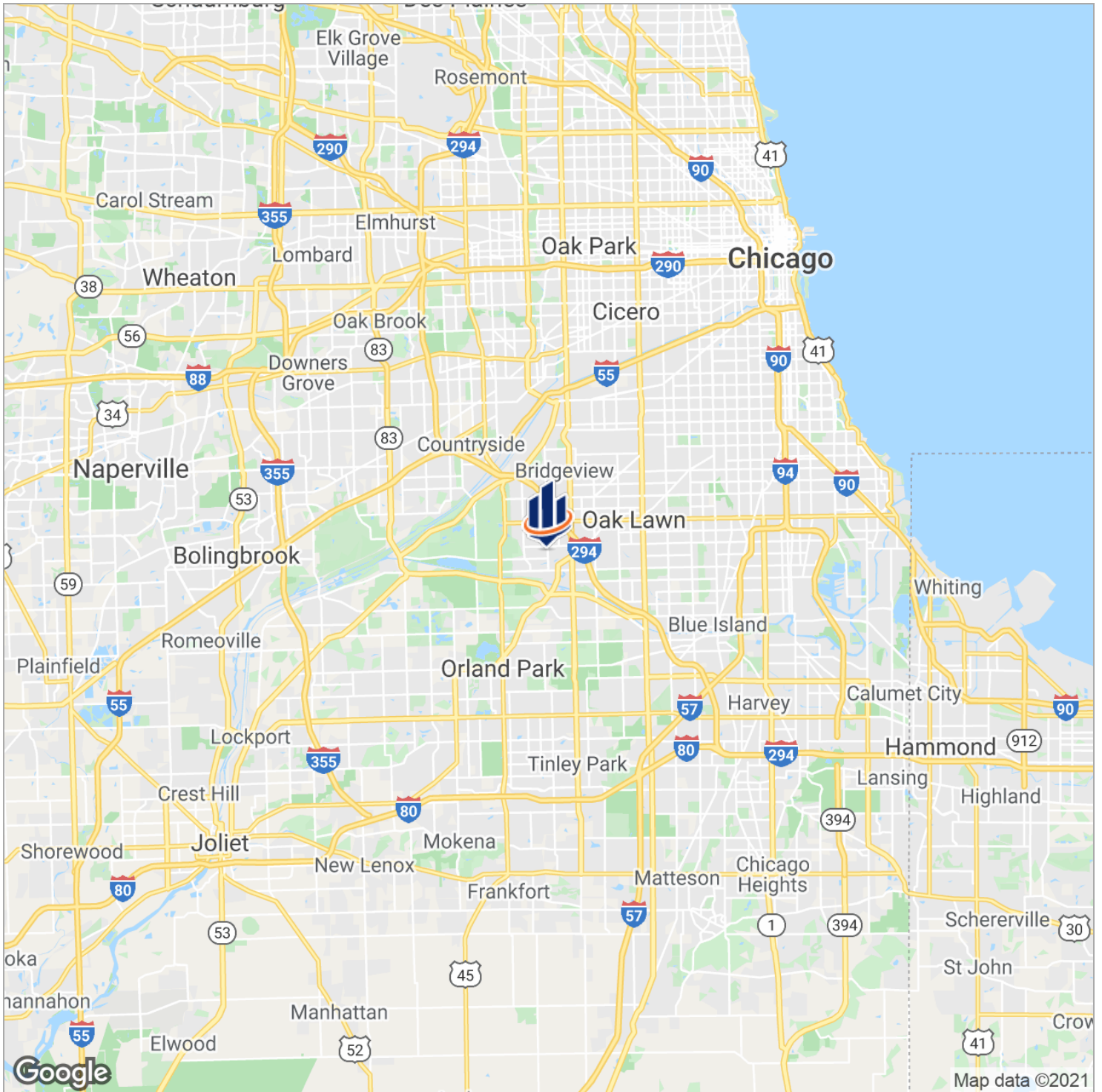
Survey



2 LOCATION INFORMATION

10331 S. Roberts Road
Palos Hills, IL 60465


Regional Map



3

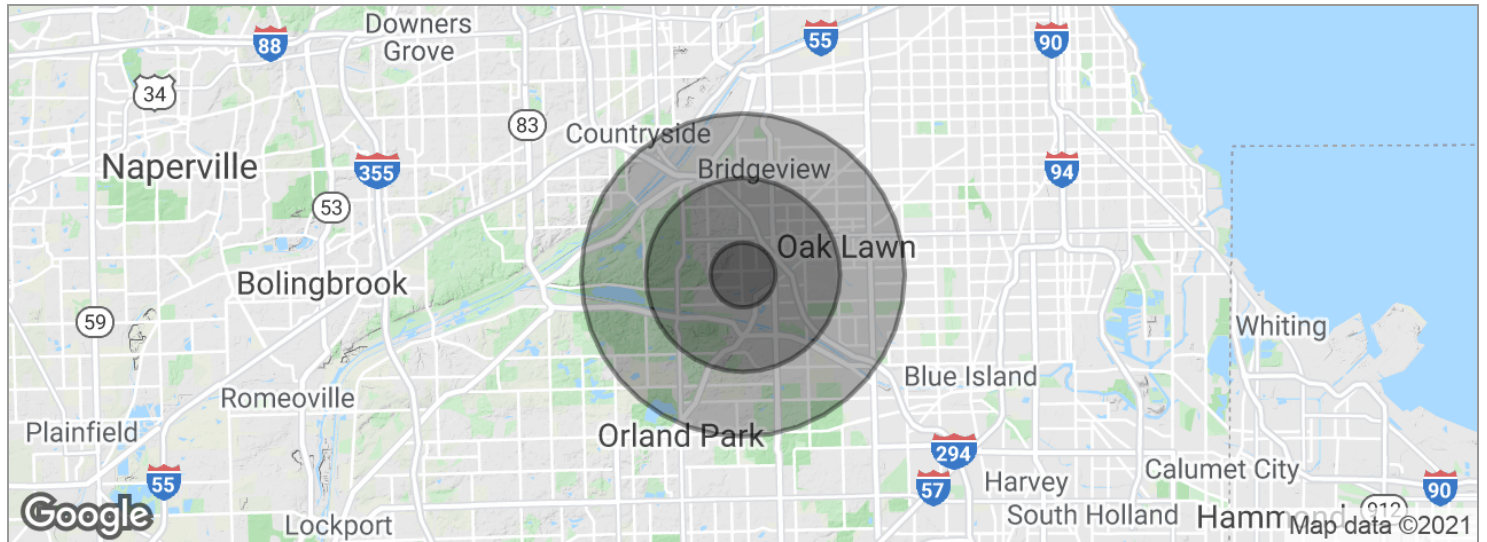
DEMOGRAPHICS

10331 S. Roberts Road
Palos Hills, IL 60465



S ROBERTS RD

Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
Total population	11,621	100,265	232,221
Median age	41.6	39.3	40.1
Median age (Male)	41.5	38.5	38.9
Median age (Female)	42.4	40.6	41.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	4,767	39,083	87,542
# of persons per HH	2.4	2.6	2.7
Average HH income	\$66,191	\$67,957	\$73,363
Average house value	\$218,235	\$265,485	\$272,045

* Demographic data derived from 2010 US Census

Disclaimer



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