



**402 LAKEHURST ROAD**

**TOWNEPLACE SUITES<sup>®</sup>**  
MARRIOTT

**SPRINGHILL SUITES<sup>®</sup>**  
MARRIOTT

**CHASE**

**Walmart**

**AMERICAN PLACE**  
CASINO

**LA|FITNESS.**



# 402 Lakehurst Road

## WAUKEGAN, ILLINOIS

Medical/Retail/Restaurant/Ground Lease  
Opportunities Available for Lease

FOR MORE INFORMATION, PLEASE CONTACT  
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## DEMOGRAPHICS



**64.8k+**

Total Population  
3 Miles

25.7k+      10.5k+  
2 Miles      1 Mile



**\$100k+**

Average HH Income  
3 Miles

\$110k+      \$117k+  
2 Miles      1 Mile



**78.3k+**

Daytime Population  
3 Miles

26.1k+      8.62k+  
2 Miles      1 Mile



## WAUKEGAN

- 1 acre outparcel in front of a future Residence Inn by Marriot
- Across the street from The Temporary (70,000sf Casino) and future home of American Place Casino (2025)
- Located in Lake County and surrounded by national retailers, branded hotel chains and a strong office population
- Zoning: B-2 Community Shopping

## NEIGHBORING TENANTS

**Entertainment** - American Place Casino (2025), Bowlero

**Retailers** - Aldi, Buffalo Wild Wings, Chase, Chipotle, Culver's, Esporta by LA Fitness, Jersey Mike's, Marshalls, MOD Pizza, Panda Express, Potbelly, Raising Canes, Starbucks, Walmart Supercenter and many more

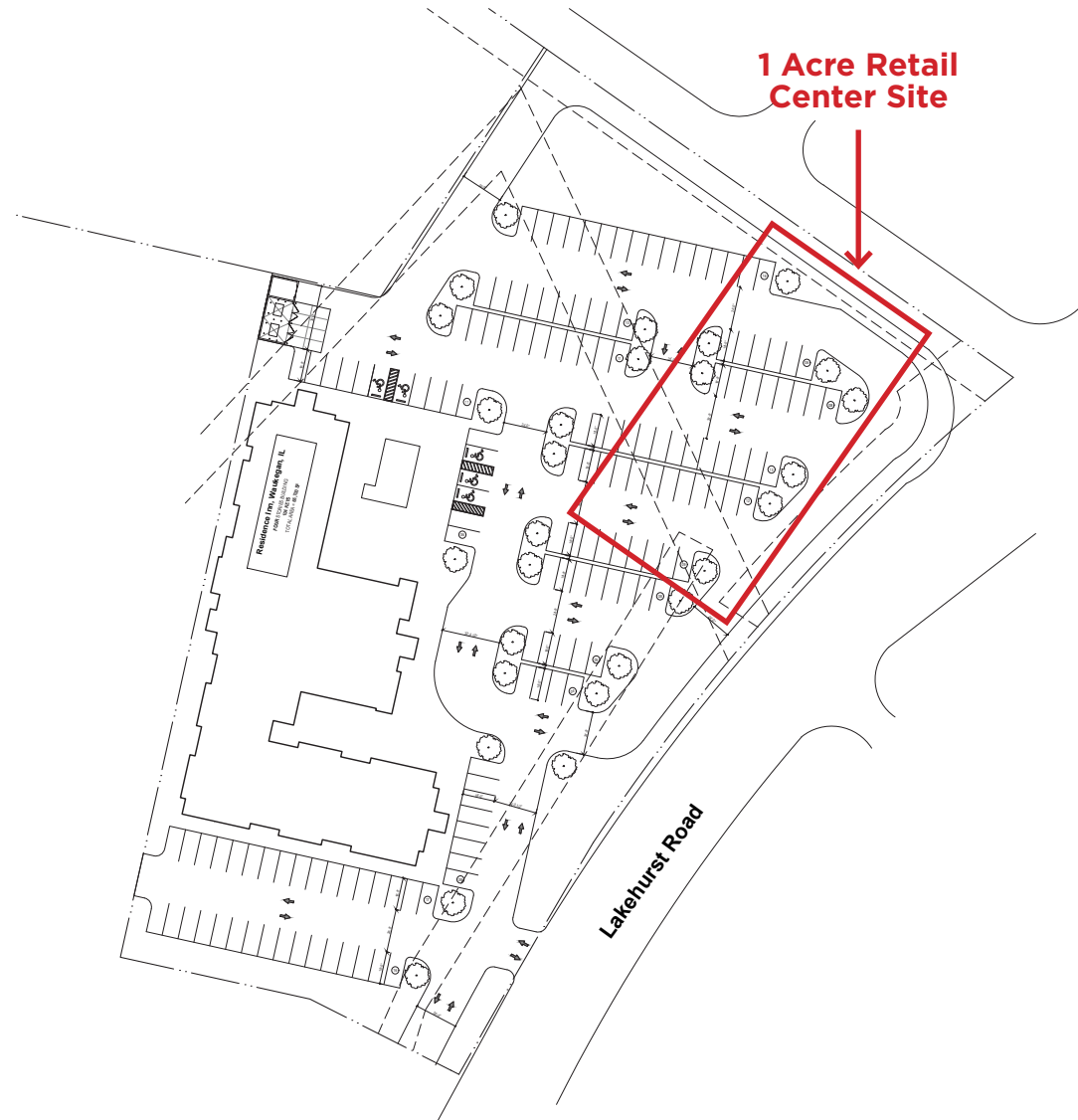
**Hotels** - Residence Inn by Marriot (coming soon), Courtyard by Marriott, Springhill Suites by Marriott, TownePlace Suites by Marriott, Hampton Inn & Suites, Holiday Inn Express & Suites

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# OVERALL PLAN



**1 Acre**  
Approximate



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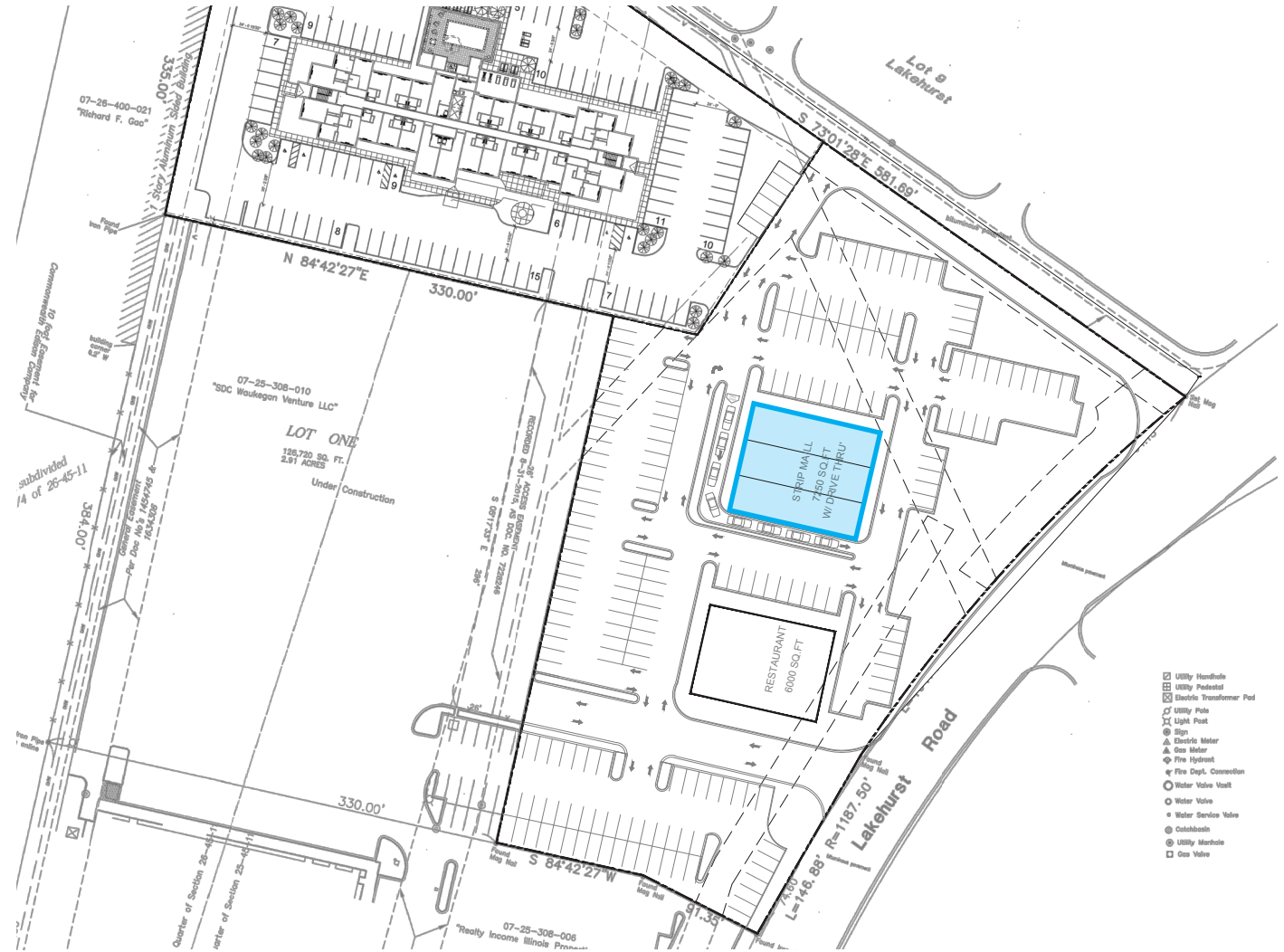


# SITE PLAN

SPACE AVAILABLE



**7,250 sqft**  
Total



- ☒ Utility Handhole
- ☒ Utility Pedestal
- ☒ Electric Transformer Ped
- ☒ Utility Pole
- ☒ Light Post
- ⊙ Sign
- ⊙ Electric Meter
- ⊙ Gas Meter
- ⊙ Fire Hydrant
- ☒ Fire Dept. Connection
- Water Valve Vault
- Water Valve
- Water Service Valve
- ⊙ Catchbasin
- ⊙ Utility Manhole
- Gas Valve

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# Multi-Tenant Building Scenario Elevation



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# AERIAL MAP



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