

TINLEY PARK PLAZA

16017 S. Harlem Avenue, Tinley Park, IL 60477



Brand new retail-ready
space for sublease



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AVAILABILITY



Sublease Opportunity

Available space: 38,436 SF

Master lease expires: 04/30/2037

Fully built-out grocery store.

Flexible Terms.

FF&E is available.

Building Details



241,427 SF center with co-tenants Burlington, Bath & Body Works, Ross, Dollar Tree and The Tile Shop. Good visibility, parking and signage.



The center is just south of the busy lighted intersection of Harlem Avenue and 159th Street.



Located the heart of the 159th Street Retail Corridor Tinley Park Plaza is surrounded by many retailers including Menards, Home Depot, Meijer, Pete's Fresh Market, Sam's Club, Aldi, Portillo's and many more.

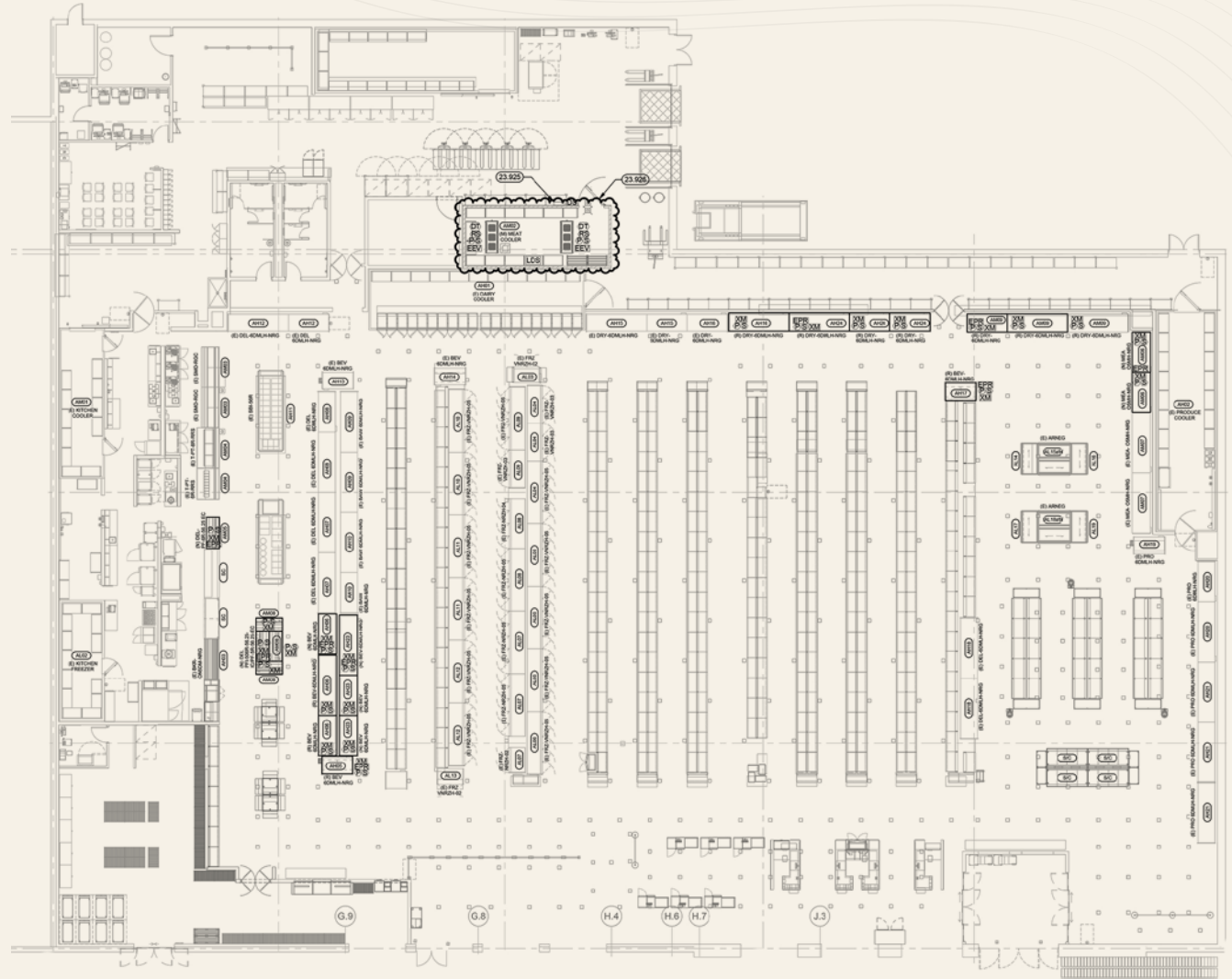


Harlem Avenue	33,744 VPD
159th Street	33,558 VPD

FLOOR PLAN & SPACE CONDITION

38,436 SF

- Fully built-out grocery store.
- FF&E is available.



SPACE PHOTOS





TINLEY PARK RETAIL AERIAL

MARKET COVERAGE

A map of the Tinley Park area in Illinois, centered on Tinley Park Plaza (marked with a star). Three concentric circles represent the market coverage radius: 1 mi, 3 mi, and 5 mi. The map shows major highways (Interstates 55, 57, 80, 83, 45, 47, 48, 49, 50, 54, 58, 60, 64, 67, 68, 70, 72, 74, 76, 78, 80, 82, 84, 86, 88, 90, 92, 94, 96, 98, 100) and surrounding cities and towns including Palos Park, Palos Heights, Alsip, Crestwood, Robbins, Midlothian, Oak Forest, Markham, Hazel Crest, Country Club Hills, Frankfort Square, Arbury Hills, and Oakbrook Terrace. The map also shows the location of Tinley Park Plaza relative to these areas.

Demographics

2026	1 Mile	3 Miles	5 Miles
Total Population	11,857	87,416	191,464
Total Households	4,966	35,249	75,732
Total Daytime Population	5,761	22,198	72,747
Average HH Income	\$124,496	\$134,329	\$135,431
Median Age	42.4	42.5	43.6

Annual Total Consumer Expenditure

		1	\$10.78 M
Apparel & Services		3	\$78.51 M
		5	\$54.55 M
		1	\$32.8 M
Food at Home		3	\$239.53 M
		5	\$514.09 M
		1	\$23.96M
Food Away from Home		3	\$174.47 M
		5	\$373.86 M
		1	\$5.33 M
Personal Care		3	\$38.93 M
		5	\$83.51 M

TINLEY PARK PLAZA



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