



## 2 River Oaks Center Drive or 1060 159th St. (Former Sears Department Store)

- Former anchor of River Oaks Mall
- 330,000+ sq. ft., two-level building, opened in 1966
- 24.56 acres
- Southeast of River Oaks Drive intersection with Torrence Avenue (Illinois Rouse 83)
- River Oaks Drive traffic count: 19,900 AADT (2018)
- Torrence Avenue traffic count: 22,100 AADT (2019)
- Near J.C. Penney, Macy's, River Oaks Mall, restaurants, Ross, Big Lots, Sam's Club, Napleton car dealerships, Burnham Greenway, Forest Preserve, Green Lake Aquatic Center, Blues Water Run (coming soon!)
- Future site of IDNR-FHWA-funded trail development, connecting to Burnham Greenway and leading to more than 30 miles of regional trails
- Surrounded by commercial, special use commercial and residential zoning
- Eligible for Cook County Class 8 Property Tax Incentive (60% reduction)
- Enterprise Zone
- More than 2 million people within 20 miles

