

\$9,500,000 - 11212 - 11244 West Lincoln Highway, Mokena

MLS® #12438592

\$9,500,000

0 Bedroom, 0.00 Bathroom,
Commercial Sale on 0.00 Acres

N/A, Mokena, IL

Outstanding investment opportunity in a prime Mokena location! Mokena Corners is a fully leased, 11-unit retail center located at 11212-11244 W Lincoln Highway, positioned just off the signalized intersection of Lincoln Highway and Wolf Road with traffic counts nearing 40,000 VPD. The property is 100% occupied and features a diverse and stable tenant mix including Dunkin' Donuts, Bite of Mexico, Illinois Bone & Joint, Zuki, Jets Pizza, Totally Tobacco, Great Clips, Subway, AT&T, Ace and Vine VI, Inc., and Lincoln Family Dental. This mix of national, regional, and local tenants ensures steady foot traffic and consistent rental income. The center boasts a solid in-place cap rate of 6.83 and is part of a larger portfolio sale that includes three additional commercial properties and two buildable lots, all within 10 minutes of one another. An ideal opportunity for investors seeking strong cash flow in a high-visibility, high-demand corridor of Chicago's southwest suburbs.

Built in 2003

Essential Information

MLS® #	12438592
Price	\$9,500,000
Bathrooms	0.00
Acres	0.00



Year Built	2003
Type	Commercial Sale
Sub-Type	Retail/Stores
Status	Active

Community Information

Address	11212 - 11244 West Lincoln Highway
Area	Mokena
Subdivision	N/A
City	Mokena
County	Will
State	IL
Zip Code	60448

Interior

Cooling	Central Air
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Additional Information

Days on Market	79
Zoning	COMMR

Listing Details

Listing Office	Village Realty, Inc.
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Listing information last updated on October 24th, 2025 at 6:38am CDT