

# Land - Gurnee, IL



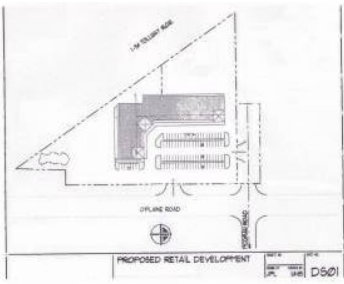
1250 O'Plaine Rd

## 1250 S Oplaine Road, Gurnee, IL, 60031

Offered at \$975,000

STRIP MALL DEVELOPERS AND BUSINESS OWNER/OPERATORS, WELCOME TO BOOMTOWN! Located between Route 120 and Route 137, you have multiple Residential Subdivisions as your captive audience, in desperate need of a Convenience Store. The new American Place Casino is coming soon, "The Temporary by American Place" a 65,000 square foot high tension tent, is slated to open this December. You have 340' of frontage on highly trafficked Oplaine Rd (11,000 cars daily) and 547' on highly trafficked I-94 (170,000). There are many possible uses, from Convenience Store, Grocery Store, Gas Station, Residential Development, any and all national tenants, great location for a branch bank! A stoplight intersection, McGraw and Oplaine, can give you access on the northside of the site, you already have two curb cuts on Oplaine. Great sightlines and expanding demographics assures your success! Please GOOGLE EARTH the site and look at your captive audience. Also, check out the sample development plans under additional documents!

0 Bedrooms
0 Bathrooms
Unknown sqft sqft
Built: Unknown year



Scan above on mobile device  
for directions to this listing

Assist2Sell  
vip@assist2sell.com

Assist2Sell

All information deemed reliable but not guaranteed. If your property is currently listed this is not meant as a solicitation.  
©2025 Assist2Sell.com - Licensed according to agreed upon terms and conditions. This listing is courtesy of Exit Strategy Realty

