

Prime Corner Development Opportunity with 2,000 Ft of Frontage

SWC of Holt Road and Ridge Road
Minooka, IL



Property Highlights

SWC of Holt Road and Ridge Road
Minooka, IL

For Sale ±18 Acres

- + Located in Seward Township, Kendall County, just outside the corporate limits of Minooka
- + Brand new intersection at Holt & Ridge Rds with traffic lights, turning lanes, street lights and curbs
- + Over 663 feet of frontage along Ridge Rd and 1/4 mile of frontage along Holt Rd
- + Village of Minnoka & Kendall County both want property development
- + Located 1/4 mile north of I-80, currently being constructed into 6 lanes Scheduled to be completed Summer of 2026
- + All utilities,: city water, city sewer, natural gas, 3 phase electric and telephone
- + Minooka Community School District 201

- + Traffic Counts:
50,300 vehicles per day on I-80
11,800 vehicles per day on Ridge Road
- + PIN Number: 09-35-400-013
- + Taxes: \$606.32
- + Asking Price: \$8.00/PSF
- + Please call for additional Information

[Link to Property Video](#)



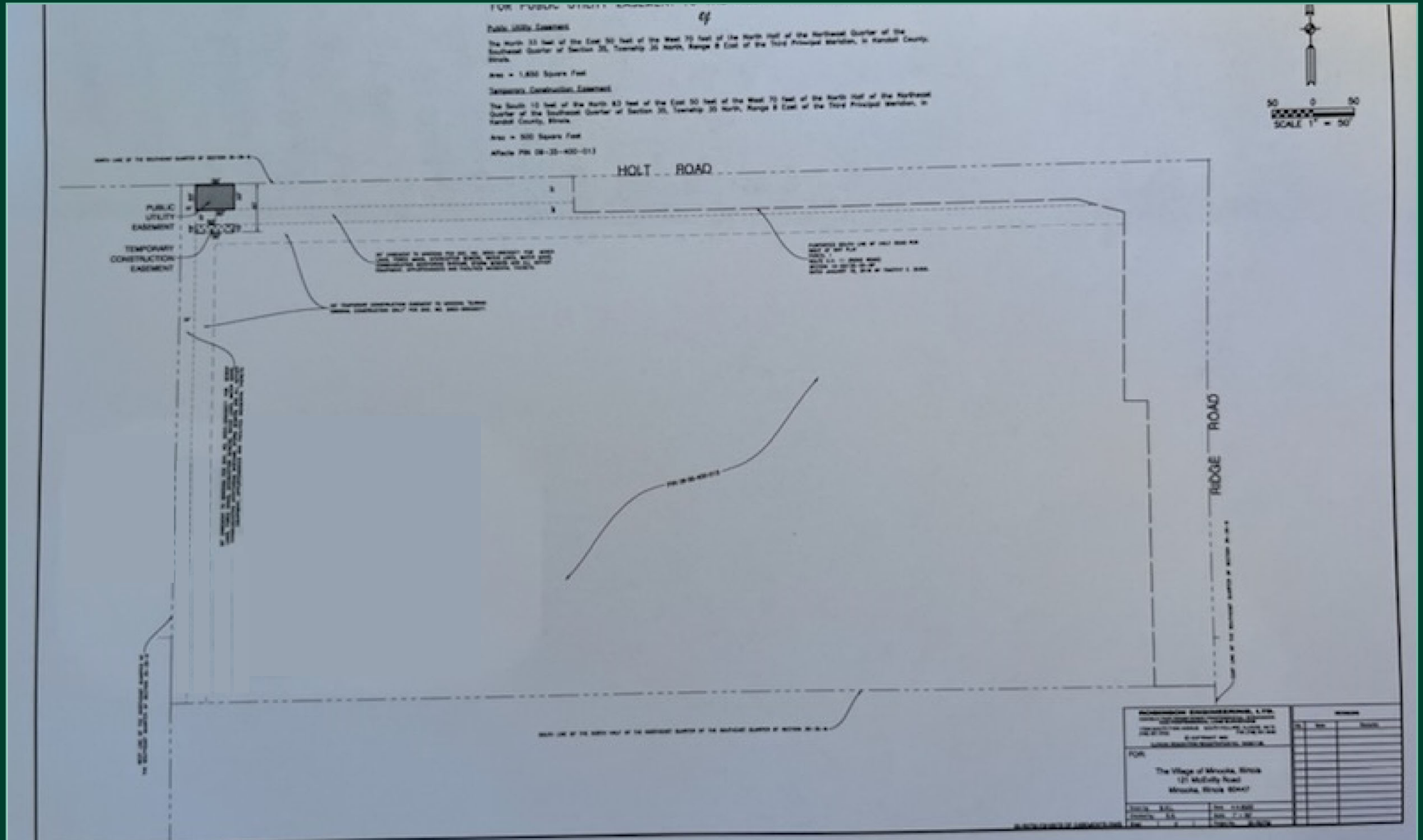
Site Aerial

±18
Acres

\$8.00/PSF
Asking Price

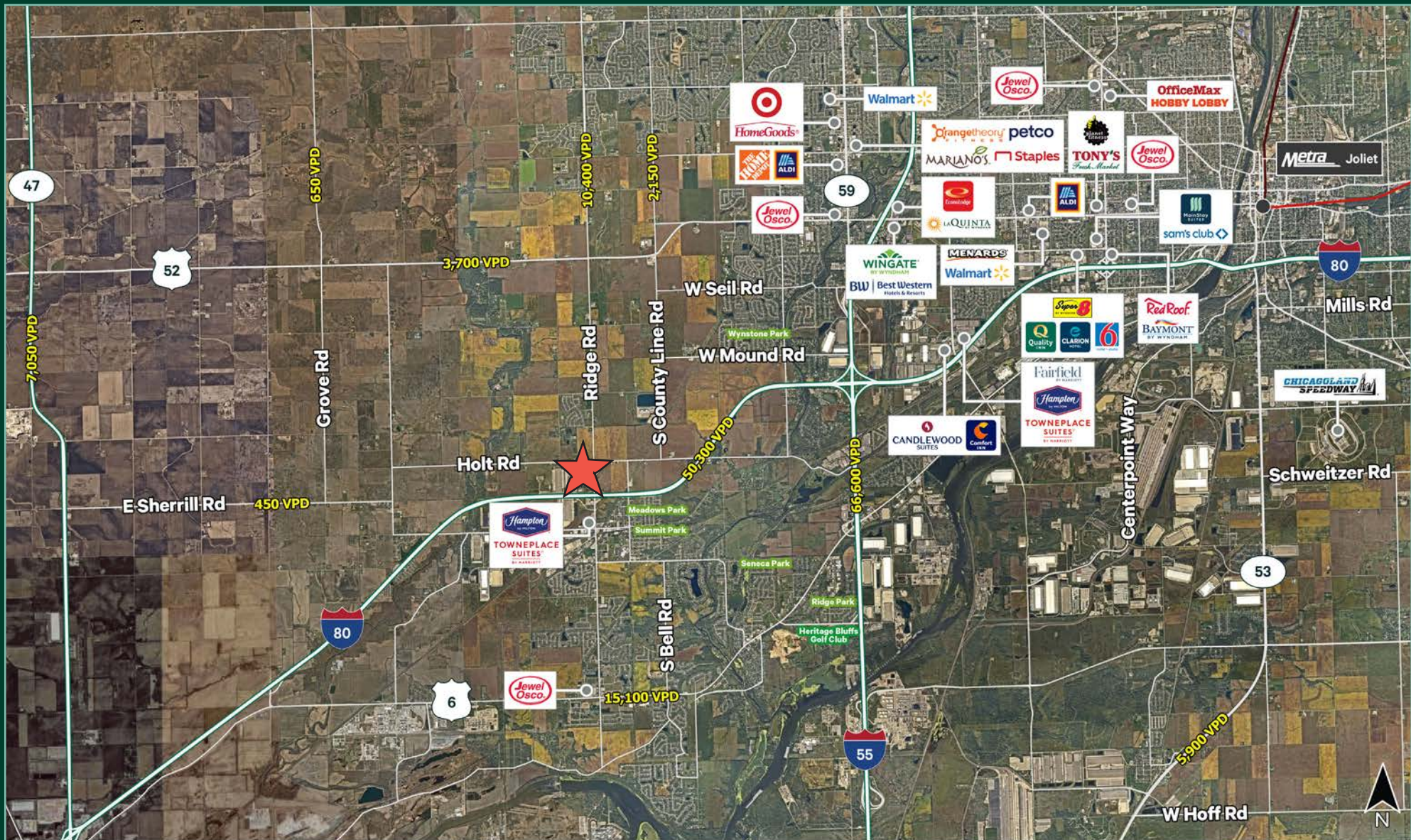
Public Utility Easement

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Area Amenities and Transportation Corridors

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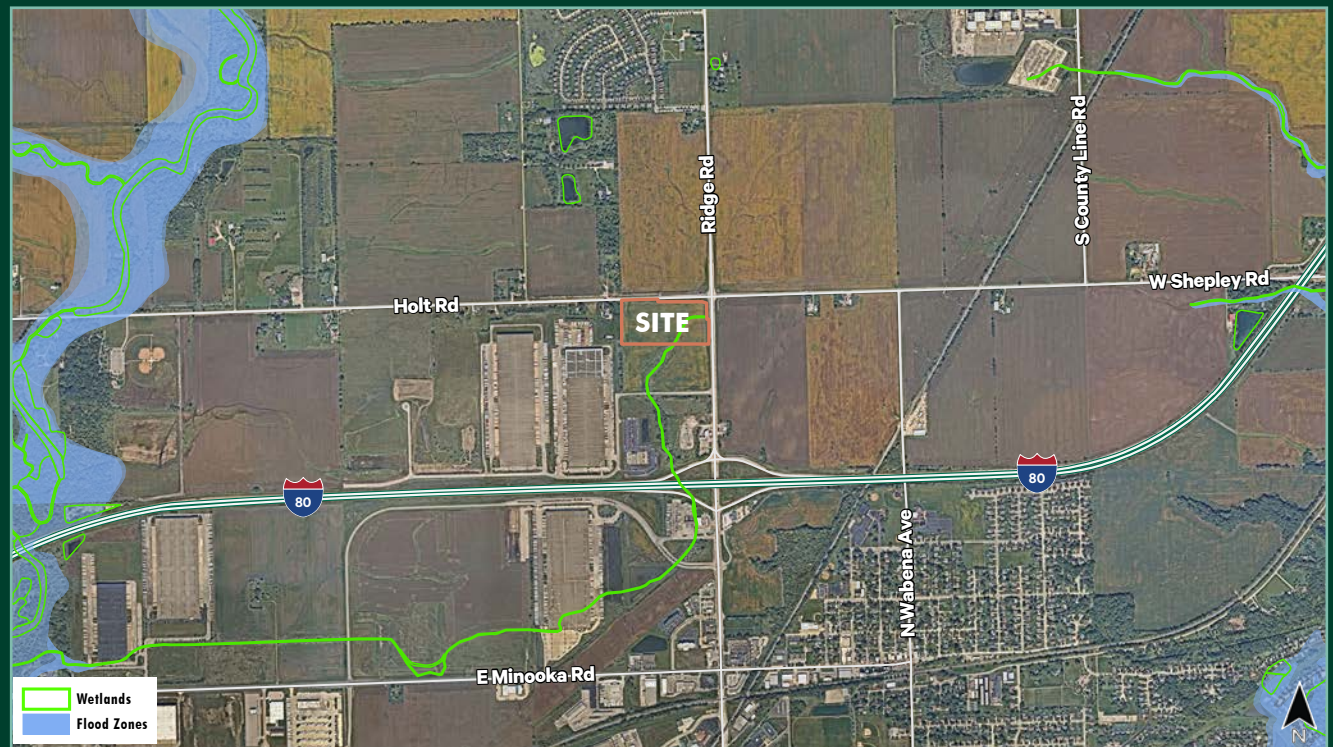


Demographic Snapshot

SWC of Holt Road and Ridge Road
Minooka, IL

	1 MILE	3 MILES	5 MILES
Population	1,799	14,761	46,148
Households	587	4,732	15,831
Average Household Income	\$107,882	\$121,833	\$131,165
Average Housing Value	\$253,748	\$272,280	\$304,911

Floodplains / Wetlands





Contact Us

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