



Riverside Drive West, Inside Industrial Park (Also known as 330 Burnham Ave.)

- 182,000+ sq. ft. or 4.1+ acres
- More than 2 million people within 20 miles
- West and under bridge from intersection of Burnham Ave. and Riverside Drive
- East of I-94 and part of Dolton Road/State Street Industrial Region (DSIR)
- Within industrial park that was recently awarded U.S. EDA and Cook County grants for roadway and utility upgrades for 2023-2024
- Burnham Avenue traffic count: 8,450 AADT (2019)
- Dolton/State traffic count: 12,400 AADT (2018)
- Eligible for Cook County Class 8 Property Tax Incentive (60% reduction)
- Surrounded by heavy industrial and light industrial zoning and railroads
- TIF District, Enterprise Zone and Opportunity Zone

