

2822 JACKSON DRIVE
WHEELING





THE BEST OF WHEELING & ARLINGTON HEIGHTS

Opportunity for Builders & Developers! Lot 2822 is approximately 1.23 acres and already includes access to electricity, water, and sewer. The site is zoned R-1 and was annexed into the Village of Wheeling in 2003, although it retains an Arlington Heights mailing address. With flexible options for development - this property presents a variety of possibilities! The adjacent lot, 2812 Jackson, is also for sale- could be combined or subdivided.

- 1.23 acres
- Zoned R-1
- 2023 Taxes: \$4,602
- 150ft of Frontage



UNITED SURVEY SERVICE, LLC

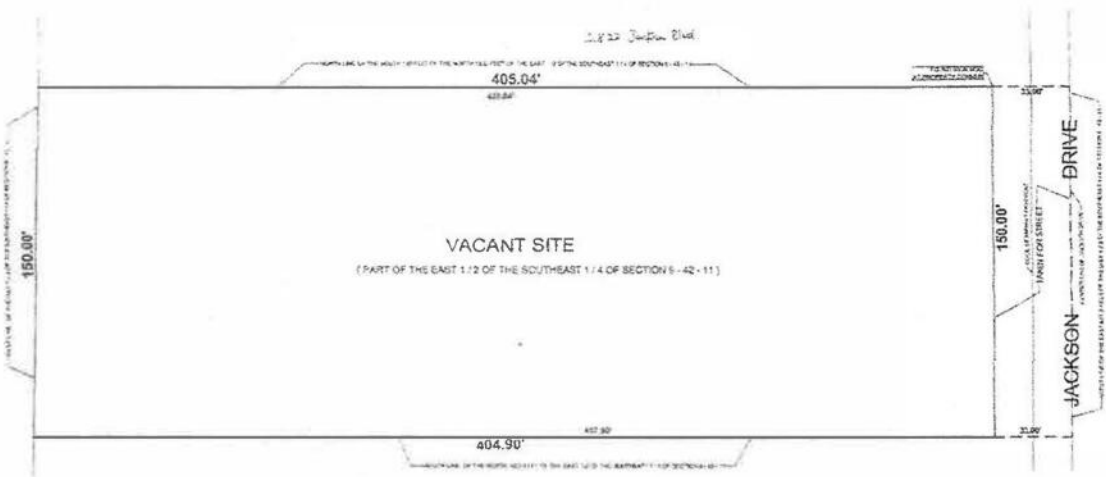
CONSTRUCTION AND LAND SURVEYORS
3120 N. 15th AVENUE SUITE C, MELROSE PARK, IL 60162-1319
TEL: (847) 298-1510 FAX: (847) 298-5887 FAX: (708) 833-5041
E-MAIL: USURVEYS@USANDS.COM

PLAT OF SURVEY

OF
THE SOUTH 100 FEET OF THE NORTH 100 FEET (100' x 100' LOT) OF THE EAST 1/2 OF THE SOUTH 1/2 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

KNOWN AS: 2822 JACKSON DRIVE, AREINGTON HEIGHTS SUBDIVISION

PERMANENT MONUMENT NUMBER: 30-09-141-079-0002



ORDERED BY: LAW OFFICES OF JOANNE GLEASON	
SCALE: 1" = 40'	
DATE: SEPTEMBER 2001	
FILE NO: 2001-7182	DATE REVISION

STATE OF ILLINOIS
COUNTY OF COOK

I, ROY G. LAMREZAK, DO HEREBY CERTIFY THAT I HAVE
SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE
PLAT, DESIGN, DRAWING, ETC., CORRECTLY REPRESENTS THE
SAC SURVEY.

THIS PLAT, DESIGN, DRAWING, ETC., CONFORMS TO THE CURRENT
ILLINOIS SURVEYING STANDARDS FOR A BOUNDARY SURVEY.
DIMENSIONS ARE SHOWN IN FEET AND DECIMALS AND ARE
CORRECTED TO A TEMPERATURE OF 60° F AT MEASUREMENT.

MELROSE PARK, ILLINOIS, AUGUST 30, A.D. 2014



BY: *Roy G. Lamrezak*
ROY G. LAMREZAK, REGISTERED ILLINOIS LAND SURVEYOR NO. 25-216
LICENSE EXPIRES: NOVEMBER 30, 2016
PROFESSIONAL DESIGN FIRM LICENSE NO. 154-004516
LICENSE EXPIRES: APRIL 30, 2018



WHEELING IS A THRIVING COMMUNITY CHARACTERIZED BY FRIENDLY LOCALS, GREAT PARKS, AND A BEAUTIFUL COMMUNITY.

Wheeling is a thriving community characterized by friendly locals, great parks, and a beautiful community.

One of the village's top attractions is Restaurant Row, which boasts upscale restaurants and some of the best eateries in the north suburbs along Milwaukee Avenue.

Throughout the year, community events bring neighbors together. The Lights Around Wheeling marks the start of the holiday season at Friendship Park, while the summertime Anniversary Parade celebrates Wheeling's 100-plus year history with a parade and concert in the park.

Existing and newly-constructed single-family homes, condominiums, and townhome developments make up the village, which is approximately 23 miles from downtown Chicago. Wheeling has easy access to Chicago and other surrounding suburbs via I-294, Illinois 53, U.S. 45, and Illinois 83. There is also commuter rail service to downtown Chicago, with Metra's North Central Service line providing transportation to Union Station.

Professional and recreational pilots take to Chicago Executive Airport, the third busiest airport in Illinois which is jointly owned by the City of Prospect Heights and the Village of Wheeling. The airport offers to take children between the ages of 8 and 17 on their first plane ride for free.



WITH ALL THE AMENITIES YOU WOULD EXPECT TO FIND IN LARGER URBAN SETTINGS, **ARLINGTON HEIGHTS** GIVES MOST CITIES A RUN FOR THEIR MONEY

Located 25 miles northwest of Chicago, the community has a vibrant downtown area, theaters, restaurants, shopping, parks, recreation, and two commuter train stations. It's no wonder Arlington Heights tops the list of the highest-populated villages in the country.

Arlington Heights is home to more than 200 restaurants, many situated in its downtown area and offering something for every taste.

The village hosts outdoor festivals, parades, and its ever-popular Frontier Days. Residents have plenty of bike paths, picnic areas, golf courses, lakefront paths, and more to enjoy.

Commuting downtown is a convenient 30-minute trip with two Metra stations offering direct access to Chicago's Ogilvie Station. The village also has direct access to I-90 as well as Route 53, which links to several interstates.



VIRGINIA TRUX

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All specifications, features, designs, price, assessments, taxes and materials are subject to change without notice. Depicted floor plans and architectural renderings are only an artist's impression.

