

# FOX HILL ESTATES LOTS

See Below  
Lemont IL 60439

For more information contact:

Mark Goodwin  
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Goodwin & Associates Real Estate, LLC  
is an AGENT of the SELLERS.



**County:** Cook  
**Township:** Lemont  
**Gross Land Area:** 2.3 acres  
**Property Type:** Residential  
**Possible Uses:** Vacant land zoned residential  
**Total Investment:** \$649,000.00 ( four residential lots)  
**Unit Price:** Varies per lot (see below)  
**Buildings:** These parcels do not have any buildings  
**Utilities:** All utilities are available  
**Zoning:** Residential



This beautiful location is in Village of Lemont, Cook County, IL. It is located south of Ruffled Feathers Golf Course and 35 minutes south of Chicago. Lemont boasts a rejuvenated downtown area with Breweries and restaurants plus a great school system.

|                              |                   |                                    |
|------------------------------|-------------------|------------------------------------|
| 12905 Nordic Lane            | 20,113 SF         | \$130,000.00                       |
| 13860 Kit Lane               | 23,673 SF         | \$110,000.00 <b>UNDER CONTRACT</b> |
| 13820 Kit Lane               | 23,673 SF         | \$145,000.00                       |
| 13750 Dixon Lane             | 21,946 SF         | \$129,000.00 <b>OFF MARKET</b>     |
| 13090 Silver Fox Drive       | 21,824            | \$135,000.00                       |
| <b>Total Acres and Price</b> | <b>2.33 acres</b> | <b>\$649,000.00</b>                |

## LISTING DETAILS

### GENERAL INFORMATION

**Listing Name:** Fox Hill Estates  
**Tax ID Number/APN:** 22-34-205-005-0000  
22-34-204-009-0000  
22-34-204-013-0000  
22-34-206-035-0000  
22-34-106-035-0000  
**Possible Uses:** Residential  
**Zoning:** These parcels are zoned residential by the county of Cook.

### AREA & LOCATION

**School District:** Lemont High School 210  
Lemont-Bromberek Combined SD 113A  
**Location Description:** Located approximately 25 miles southwest of downtown Chicago, Lemont is well connected to the region through waterways and interstates. Large land holders including neighboring Argonne National Laboratory and Cog Hill Golf Course all take advantage of the accessible location. Forest preserves to the north and east of the community and waterways to the north and west keep Lemont somewhat buffered and separated from surrounding suburbs. This greenbelt contributes to a unique community identity and provides abundant recreation amenities.  
**Site Description:** These lots are in unincorporated Lemont Township, Cook County, IL in prestigious Fox Hill Estates subdivision. All of the lots are dirt ready for homes to be built.  
**Road Type:** The roads are paved asphalt blacktop construction.  
**Property Visibility:** All of the lots are located in Fox Hill Estates near the corner of 131st and Parker in Lemont.  
**Largest Nearby Street:** Parker and 131st are the largest nearby streets.

### LAND RELATED

**Lot Frontage (Feet):** See the gallery for approximate lot dimensions for each of the 4 lots. All lots vary.  
**Lot Depth:** See the gallery for the approximate dimensions for each of the 4 lots. All of the lot depths vary.  
**Buildings:** There are no buildings currently on these lots.  
**Flood Plain or Wetlands:** There are no wetlands or flood plains on these lots.  
**Topography:** All of the parcels are relatively flat.  
**Available Utilities:** All of the utilities are available for all of these lots.

### FINANCIALS

**Finance Data Year:** 2019 taxes paid in 2020  
**Real Estate Taxes:** 22-34-205-005-0000 12905 Nordic Lane \$1266.25  
22-34-204-009-0000 13860 Kit Lane \$2055.88  
22-34-204-013-0000 13820 Kit Lane \$1204.95  
22-34-206-035-0000 12750 Dixon Way \$1193.22  
22-34-106-035-0000 13090 Silver Fox \$1168.56  
**Investment Amount:** 12905 Nordic Lane 20,113 SF \$130,000.00  
13860 Kit Lane 23,673 SF \$110,000.00  
13820 Kit Lane 23,673 SF \$145,000.00  
13750 Dixon Lane 21,946 SF \$129,000.00  
13090 Silver Fox Drive 21,824 SF \$135,000.00  
  
Total Acres and Price 2.33 acres \$649,000.00

### LOCATION

**Address:** 12905 Nordic Lane  
13860 Kit Lane



Mark Goodwin  
Phone: 815-741-2226  
[mgoodwin@bigfarms.com](mailto:mgoodwin@bigfarms.com)

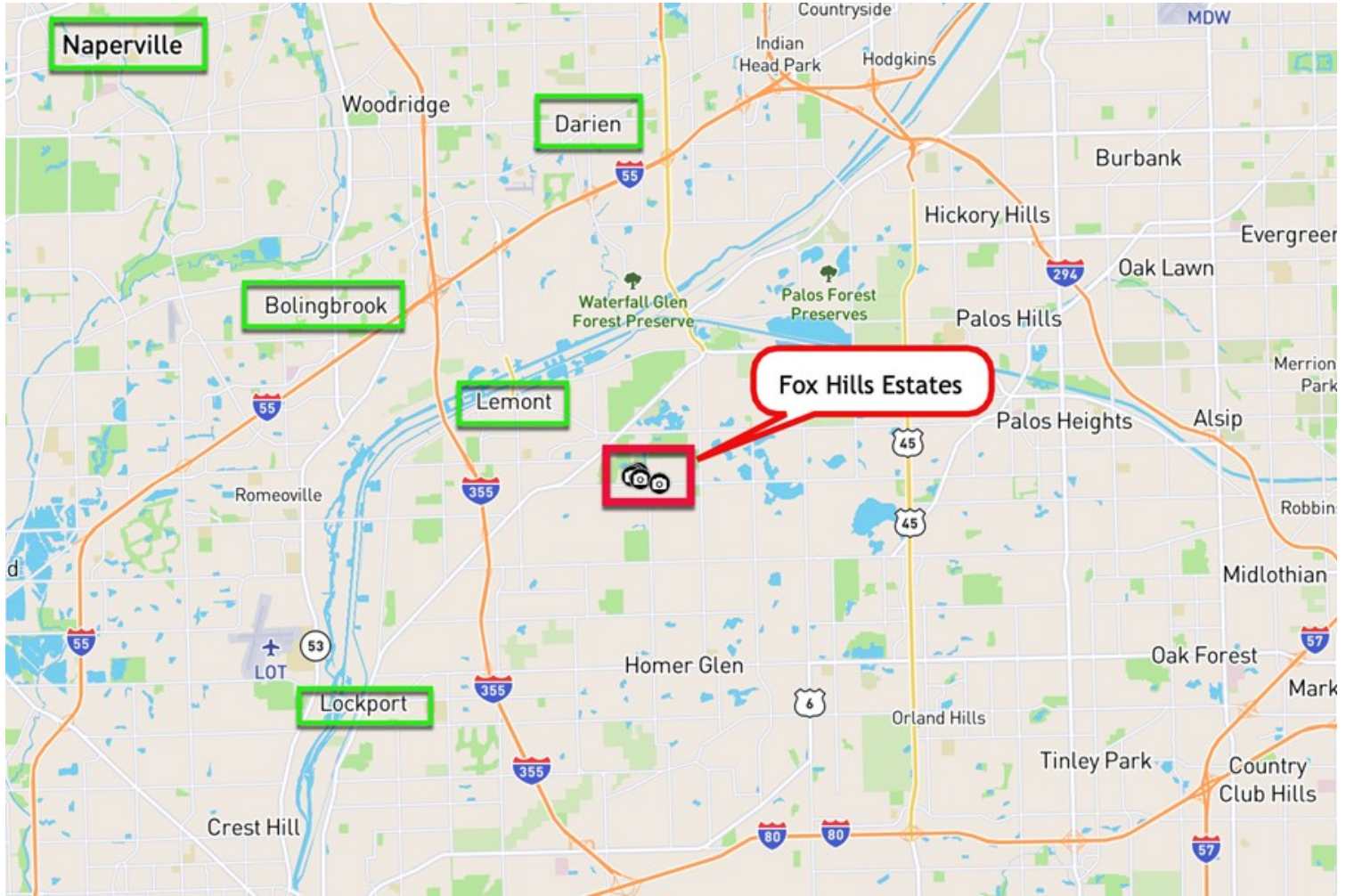
13820 Kit Lane  
13750 Dixon-Way Drive  
13090 Silver Fox Drive  
Lemont, IL 60439  
Cook

County:



Mark Goodwin  
Phone: 815-741-2226  
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### ROADWAYS MAP FOX HILL ESTATES



AREA MAP FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY, IL





13090 SILVER FOX DR PROPERTY DETAIL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

## Property Details



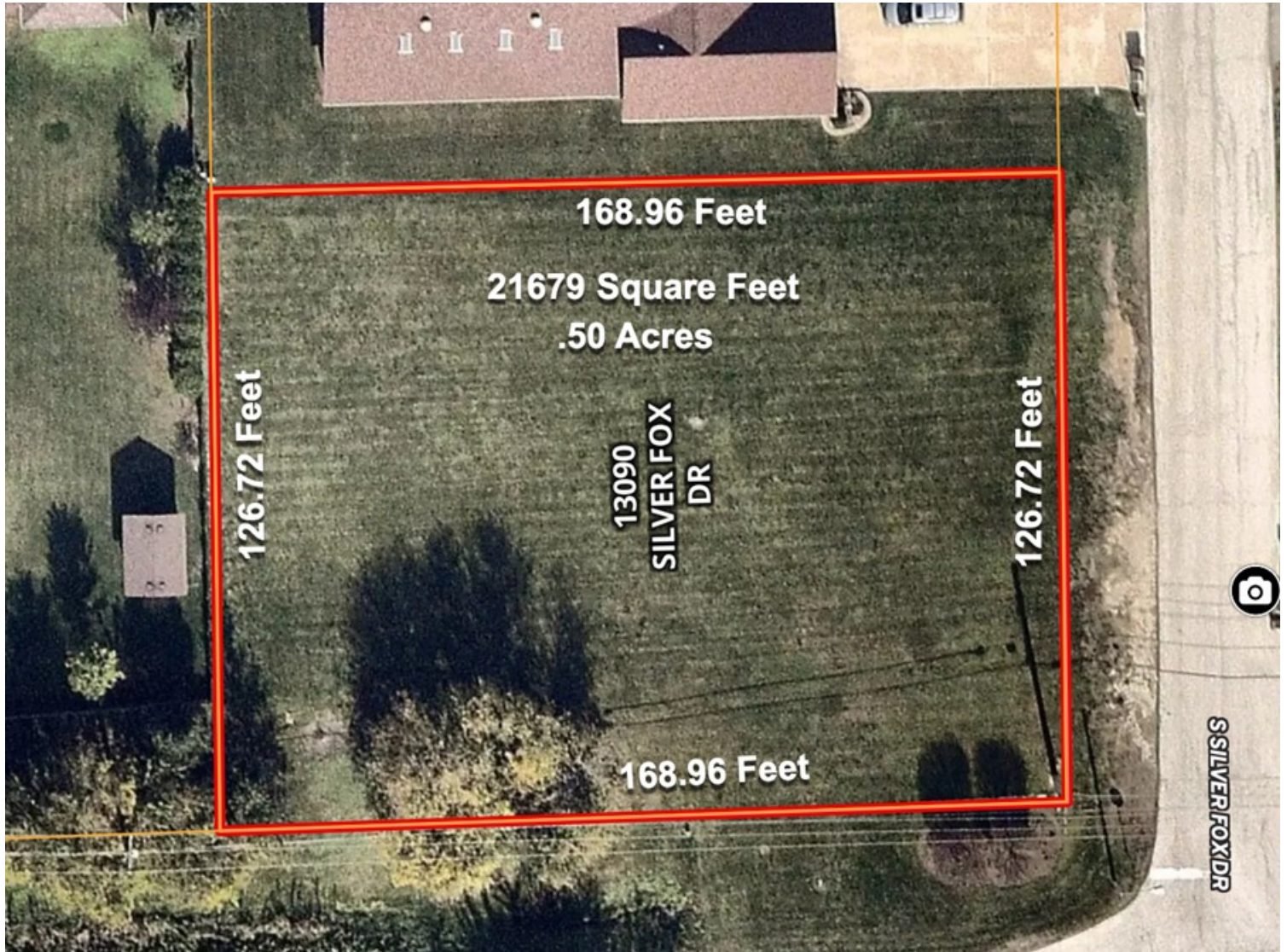
### PIN & Address

|                 |                     |
|-----------------|---------------------|
| <b>PIN</b>      | 22-35-106-015-0000  |
| <b>ADDRESS</b>  | 13090 SILVER FOX DR |
| <b>CITY</b>     | LEMONT              |
| <b>TOWNSHIP</b> | Lemont              |

### Tax Details

|                                    |               |
|------------------------------------|---------------|
| <b>PROPERTY CLASSIFICATION</b>     | <b>100</b>    |
| <b>SQUARE FOOTAGE (LAND)</b>       | <b>21,679</b> |
| <b>NEIGHBORHOOD</b>                | <b>60</b>     |
| <b>TAXCODE</b>                     | <b>19002</b>  |
| <b>NEXT SCHEDULED REASSESSMENT</b> | <b>2020</b>   |

13090 SILVER FOX DRIVE LOT DIMENSIONS FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY





13750 DIXON WAY DR PROPERTY TAX BILL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

| TOTAL PAYMENT DUE |                         | 2019 Second Installment Property Tax Bill - Cook County Electronic Bill |                         |       |          |              |          |                |
|-------------------|-------------------------|---|-------------------------|-------|----------|--------------|----------|----------------|
| <b>\$0.00</b>     |                         | Property Index Number (PIN)   | Volume                  | Code  | Tax Year | (Payable In) | Township | Classification |
| By 11/01/2020     |                         | 22-34-206-035-0000  | 062                     | 19002 | 2019     | (2020)       | LEMONT   | 1-00           |
| PAYMENT SCHEDULE  | 11/02/2020 - 12/01/2020 | 12/02/2020 - 01/01/2021   | 01/02/2021 - 02/01/2021 |       |          |              |          |                |
|                   | \$0.00                  | \$0.00  | \$0.00                  |       |          |              |          |                |

| TAXING DISTRICT BREAKDOWN                |                 |              |                |         |                 |
|--|-----------------|--------------|----------------|---------|-----------------|
| Taxing Districts                         | 2019 Tax        | 2019 Rate    | 2019 %         | Pension | 2018 Tax        |
| <b>MISCELLANEOUS TAXES</b>               |                 |              |                |         |                 |
| South Cook Mosquito Abatement Harvey     | 2.91            | 0.018        | 0.24%          |         | 2.74            |
| Metro Water Reclamation Dist of Chicago  | 62.82           | 0.389        | 5.26%          | 6.94    | 63.84           |
| Lemont Fire Protection District          | 138.88          | 0.860        | 11.63%         | 21.96   | 136.87          |
| Lemont Public Library District           | 30.52           | 0.189        | 2.56%          | 1.77    | 29.82           |
| Lemont Park District                     | 80.58           | 0.499        | 6.75%          | 6.13    | 79.15           |
| <b>Miscellaneous Taxes Total</b>         | <b>315.71</b>   | <b>1.955</b> | <b>26.44%</b>  |         | <b>312.42</b>   |
| <b>SCHOOL TAXES</b>                      |                 |              |                |         |                 |
| Joliet Junior College District 525       | 47.64           | 0.295        | 3.99%          |         | 48.04           |
| Lemont High School District 210          | 336.55          | 2.084        | 28.18%         | 8.07    | 329.03          |
| Lemont-Bromberek Comb. SD 113A           | 368.04          | 2.279        | 30.82%         | 10.65   | 359.82          |
| <b>School Taxes Total</b>                | <b>752.23</b>   | <b>4.658</b> | <b>62.99%</b>  |         | <b>736.89</b>   |
| <b>MUNICIPALITY/TOWNSHIP TAXES</b>       |                 |              |                |         |                 |
| Road & Bridge Lemont                     | 20.67           | 0.128        | 1.73%          |         | 19.99           |
| General Assistance Lemont                | 0.97            | 0.006        | 0.08%          |         | 0.97            |
| Town of Lemont                           | 16.96           | 0.105        | 1.42%          |         | 16.93           |
| <b>Municipality/Township Taxes Total</b> | <b>38.60</b>    | <b>0.239</b> | <b>3.23%</b>   |         | <b>37.89</b>    |
| <b>COOK COUNTY TAXES</b>                 |                 |              |                |         |                 |
| Cook County Forest Preserve District     | 9.53            | 0.059        | 0.80%          | 0.32    | 9.67            |
| Consolidated Elections                   | 4.84            | 0.030        | 0.41%          |         | 0.00            |
| County of Cook                           | 44.40           | 0.275        | 3.71%          | 16.31   | 51.42           |
| Cook County Public Safety                | 21.64           | 0.134        | 1.81%          |         | 19.83           |
| Cook County Health Facilities            | 7.27            | 0.045        | 0.61%          |         | 7.58            |
| <b>Cook County Taxes Total</b>           | <b>87.68</b>    | <b>0.543</b> | <b>7.34%</b>   |         | <b>88.50</b>    |
| <b>(Do not pay these totals)</b>         | <b>1,194.22</b> | <b>7.395</b> | <b>100.00%</b> |         | <b>1,175.70</b> |

| TAX CALCULATOR                      |          |
|-------------------------------------|----------|
| 2018 Assessed Value                 | 5,538    |
| 2019 Total Tax Before Exemptions    | 1,194.22 |
| Homeowner's Exemption               | .00      |
| Senior Citizen Exemption            | .00      |
| Senior Freeze Exemption             | .00      |
| 2019 Assessed Value                 | 5,538    |
| 2019 State Equalizer                | X 2.9160 |
| 2019 Equalized Assessed Value (EAV) | 16,149   |
| 2019 Local Tax Rate                 | X 7.395% |
| 2019 Total Tax Before Exemptions    | 1,194.22 |
| 2019 Total Tax After Exemptions     | 1,194.22 |
| First Installment                   | 646.64   |
| Second Installment +                | 547.58   |
| Total 2019 Tax (Payable in 2020)    | 1,194.22 |

| IMPORTANT MESSAGES                         |   |
|--|---|
| <b>PROPERTY LOCATION</b>                   | <b>MAILING ADDRESS</b>  |
| 13750 DIXON-WAY DR<br>LEMONT IL 60439 8787 | OAKCREEK DEVELOPMENT<br>15308 S SULKY DR<br>LOCKPORT IL 604917990 |

\*\*\* Please see 2019 Second Installment Payment Coupon next page \*\*\*

13750 DIXON WAY DR PROPERTY DETAIL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

## Property Details

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### PIN & Address

|                 |                    |
|-----------------|--------------------|
| <b>PIN</b>      | 22-34-206-035-0000 |
| <b>ADDRESS</b>  | 13750 DIXON-WAY DR |
| <b>CITY</b>     | LEMONT             |
| <b>TOWNSHIP</b> | Lemont             |

### Tax Details

|                                    |               |
|------------------------------------|---------------|
| <b>PROPERTY CLASSIFICATION</b>     | <b>100</b>    |
| <b>SQUARE FOOTAGE (LAND)</b>       | <b>22,154</b> |
| <b>NEIGHBORHOOD</b>                | <b>60</b>     |
| <b>TAXCODE</b>                     | <b>19002</b>  |
| <b>NEXT SCHEDULED REASSESSMENT</b> | <b>2020</b>   |

13750 DIXON WAY DR LOT DIMENSIONS FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY



13860 KIT LANE PROPERTY TAX BILL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

| TOTAL PAYMENT DUE       |                         | 2019 Second Installment Property Tax Bill - Cook County Electronic Bill |                         |       |          |              |          |                |
|-------------------------|-------------------------|---|-------------------------|-------|----------|--------------|----------|----------------|
| By 11/01/2020           | <b>\$0.00</b>           | Property Index Number (PIN)   | Volume                  | Code  | Tax Year | (Payable In) | Township | Classification |
|                         |                         | 22-34-204-009-0000  | 062                     | 19002 | 2019     | (2020)       | LEMONT   | 1-00           |
| <b>PAYMENT SCHEDULE</b> | 11/02/2020 - 12/01/2020 | 12/02/2020 - 01/01/2021   | 01/02/2021 - 02/01/2021 |       |          |              |          |                |
|                         | <b>\$0.00</b>           | <b>\$0.00</b>   | <b>\$0.00</b>           |       |          |              |          |                |

| TAXING DISTRICT BREAKDOWN                |                 |              |                |         |                 |
|--|-----------------|--------------|----------------|---------|-----------------|
| Taxing Districts                         | 2019 Tax        | 2019 Rate    | 2019 %         | Pension | 2018 Tax        |
| <b>MISCELLANEOUS TAXES</b>               |                 |              |                |         |                 |
| South Cook Mosquito Abatement Harvey     | 5.00            | 0.018        | 0.24%          |         | 4.72            |
| Metro Water Reclamation Dist of Chicago  | 108.15          | 0.389        | 5.26%          | 11.95   | 109.90          |
| Lemont Fire Protection District          | 239.09          | 0.860        | 11.63%         | 37.80   | 235.62          |
| Lemont Public Library District           | 52.54           | 0.189        | 2.56%          | 3.05    | 51.34           |
| Lemont Park District                     | 138.73          | 0.499        | 6.75%          | 10.56   | 136.27          |
| <b>Miscellaneous Taxes Total</b>         | <b>543.51</b>   | <b>1.955</b> | <b>26.44%</b>  |         | <b>537.85</b>   |
| <b>SCHOOL TAXES</b>                      |                 |              |                |         |                 |
| Joliet Junior College District 525       | 82.01           | 0.295        | 3.99%          |         | 82.70           |
| Lemont High School District 210          | 579.37          | 2.084        | 28.18%         | 13.90   | 566.44          |
| Lemont-Bromberk Comb. SD 113A            | 633.58          | 2.279        | 30.82%         | 18.34   | 619.45          |
| <b>School Taxes Total</b>                | <b>1,294.96</b> | <b>4.658</b> | <b>62.99%</b>  |         | <b>1,268.59</b> |
| <b>MUNICIPALITY/TOWNSHIP TAXES</b>       |                 |              |                |         |                 |
| Road & Bridge Lemont                     | 35.59           | 0.128        | 1.73%          |         | 34.41           |
| General Assistance Lemont                | 1.67            | 0.006        | 0.08%          |         | 1.67            |
| Town of Lemont                           | 29.19           | 0.105        | 1.42%          |         | 29.14           |
| <b>Municipality/Township Taxes Total</b> | <b>66.45</b>    | <b>0.239</b> | <b>3.23%</b>   |         | <b>65.22</b>    |
| <b>COOK COUNTY TAXES</b>                 |                 |              |                |         |                 |
| Cook County Forest Preserve District     | 16.40           | 0.059        | 0.80%          | 0.55    | 16.65           |
| Consolidated Elections                   | 8.34            | 0.030        | 0.41%          |         | 0.00            |
| County of Cook                           | 76.46           | 0.275        | 3.71%          | 28.07   | 88.54           |
| Cook County Public Safety                | 37.25           | 0.134        | 1.81%          |         | 34.14           |
| Cook County Health Facilities            | 12.51           | 0.045        | 0.61%          |         | 13.04           |
| <b>Cook County Taxes Total</b>           | <b>150.96</b>   | <b>0.543</b> | <b>7.34%</b>   |         | <b>152.37</b>   |
| <i>(Do not pay these totals)</i>         | <b>2,055.88</b> | <b>7.395</b> | <b>100.00%</b> |         | <b>2,024.03</b> |

| TAX CALCULATOR                      |          | IMPORTANT MESSAGES                   |   |
|-------------------------------------|----------|--------------------------------------|---|
| 2018 Assessed Value                 | 9,534    | 2019 Total Tax Before Exemptions     | 2,055.88  |
|                                     |          | Homeowner's Exemption                | .00   |
|                                     |          | Senior Citizen Exemption             | .00   |
| 2019 Assessed Value                 | 9,534    | Senior Freeze Exemption              | .00   |
| 2019 State Equalizer                | X 2.9160 |                                      |   |
| 2019 Equalized Assessed Value (EAV) | 27,801   | 2019 Total Tax After Exemptions      | 2,055.88  |
| 2019 Local Tax Rate                 | X 7.395% | First Installment                    | 1,113.22  |
| 2019 Total Tax Before Exemptions    | 2,055.88 | Second Installment +                 | 942.66  |
|                                     |          | Total 2019 Tax (Payable in 2020)     | 2,055.88  |
|                                     |          | <b>PROPERTY LOCATION</b>             | <b>MAILING ADDRESS</b>  |
|                                     |          | 13860 KIT LN<br>LEMONT IL 60439 8758 | OAKCREEK DEVELOPMENT<br>15308 S SULKY DR<br>LOCKPORT IL 604917990 |

\*\*\* Please see 2019 Second Installment Payment Coupon next page \*\*\*

13860 KIT LANE PROPERTY DETAIL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

## Property Details



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### PIN & Address

|                 |                    |
|-----------------|--------------------|
| <b>PIN</b>      | 22-34-204-009-0000 |
| <b>ADDRESS</b>  | 13860 KIT LN       |
| <b>CITY</b>     | LEMONT             |
| <b>TOWNSHIP</b> | Lemont             |

### Tax Details

|                                    |               |
|------------------------------------|---------------|
| <b>PROPERTY CLASSIFICATION</b>     | <b>100</b>    |
| <b>SQUARE FOOTAGE (LAND)</b>       | <b>38,136</b> |
| <b>NEIGHBORHOOD</b>                | <b>60</b>     |
| <b>TAXCODE</b>                     | <b>19002</b>  |
| <b>NEXT SCHEDULED REASSESSMENT</b> | <b>2020</b>   |

13860 KIT LANE LOT DIMENSIONS FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY



12905 NORDIC LANE PROPERTY TAX BILL FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

| TOTAL PAYMENT DUE       |               | 2019 Second Installment Property Tax Bill - Cook County Electronic Bill |                         |                         |          |              |          |                |
|-------------------------|---------------|---|-------------------------|-------------------------|----------|--------------|----------|----------------|
| By 11/01/2020           | <b>\$0.00</b> | Property Index Number (PIN)   | Volume                  | Code                    | Tax Year | (Payable In) | Township | Classification |
|                         |               | 22-34-205-005-0000  | 062                     | 19002                   | 2019     | (2020)       | LEMONT   | 1-00           |
| <b>PAYMENT SCHEDULE</b> |               | 11/02/2020 - 12/01/2020   | 12/02/2020 - 01/01/2021 | 01/02/2021 - 02/01/2021 |          |              |          |                |
|                         |               | <b>\$0.00</b>   | <b>\$0.00</b>           | <b>\$0.00</b>           |          |              |          |                |

| TAXING DISTRICT BREAKDOWN                |                 |              |                |         |                 |
|--|-----------------|--------------|----------------|---------|-----------------|
| Taxing Districts                         | 2019 Tax        | 2019 Rate    | 2019 %         | Pension | 2018 Tax        |
| <b>MISCELLANEOUS TAXES</b>               |                 |              |                |         |                 |
| South Cook Mosquito Abatement Harvey     | 3.08            | 0.018        | 0.24%          |         | 2.91            |
| Metro Water Reclamation Dist of Chicago  | 66.61           | 0.389        | 5.26%          | 7.36    | 67.69           |
| Lemont Fire Protection District          | 147.26          | 0.860        | 11.63%         | 23.28   | 145.12          |
| Lemont Public Library District           | 32.36           | 0.189        | 2.56%          | 1.88    | 31.62           |
| Lemont Park District                     | 85.44           | 0.499        | 6.75%          | 6.50    | 83.93           |
| <b>Miscellaneous Taxes Total</b>         | <b>334.75</b>   | <b>1.955</b> | <b>26.44%</b>  |         | <b>331.27</b>   |
| <b>SCHOOL TAXES</b>                      |                 |              |                |         |                 |
| Joliet Junior College District 525       | 50.51           | 0.295        | 3.99%          |         | 50.94           |
| Lemont High School District 210          | 356.84          | 2.084        | 28.18%         | 8.56    | 348.87          |
| Lemont-Bromberek Comb. SD 113A           | 390.23          | 2.279        | 30.82%         | 11.30   | 381.52          |
| <b>School Taxes Total</b>                | <b>797.58</b>   | <b>4.658</b> | <b>62.99%</b>  |         | <b>781.33</b>   |
| <b>MUNICIPALITY/TOWNSHIP TAXES</b>       |                 |              |                |         |                 |
| Road & Bridge Lemont                     | 21.92           | 0.128        | 1.73%          |         | 21.20           |
| General Assistance Lemont                | 1.03            | 0.006        | 0.08%          |         | 1.03            |
| Town of Lemont                           | 17.98           | 0.105        | 1.42%          |         | 17.95           |
| <b>Municipality/Township Taxes Total</b> | <b>40.93</b>    | <b>0.239</b> | <b>3.23%</b>   |         | <b>40.18</b>    |
| <b>COOK COUNTY TAXES</b>                 |                 |              |                |         |                 |
| Cook County Forest Preserve District     | 10.10           | 0.059        | 0.80%          | 0.34    | 10.26           |
| Consolidated Elections                   | 5.14            | 0.030        | 0.41%          |         | 0.00            |
| County of Cook                           | 47.10           | 0.275        | 3.71%          | 17.29   | 54.50           |
| Cook County Public Safety                | 22.94           | 0.134        | 1.81%          |         | 21.02           |
| Cook County Health Facilities            | 7.71            | 0.045        | 0.61%          |         | 8.03            |
| <b>Cook County Taxes Total</b>           | <b>92.99</b>    | <b>0.543</b> | <b>7.34%</b>   |         | <b>93.81</b>    |
| <i>(Do not pay these totals)</i>         | <b>1,266.25</b> | <b>7.395</b> | <b>100.00%</b> |         | <b>1,246.59</b> |

| TAX CALCULATOR                      |          |
|-------------------------------------|----------|
| 2018 Assessed Value                 | 5,872    |
| 2019 Assessed Value                 | 5,872    |
| 2019 State Equalizer                | X 2.9160 |
| 2019 Equalized Assessed Value (EAV) | 17,123   |
| 2019 Local Tax Rate                 | X 7.395% |
| 2019 Total Tax Before Exemptions    | 1,266.25 |
| Homeowner's Exemption               | .00      |
| Senior Citizen Exemption            | .00      |
| Senior Freeze Exemption             | .00      |
| 2019 Total Tax After Exemptions     | 1,266.25 |
| First Installment                   | 685.62   |
| Second Installment +                | 580.63   |
| Total 2019 Tax (Payable in 2020)    | 1,266.25 |

| IMPORTANT MESSAGES                      |   |
|---|---|
| <b>PROPERTY LOCATION</b>                | <b>MAILING ADDRESS</b>                                    |
| 12905 NORDIC LN<br>LEMONT IL 60439 8775 | OAKCREEK DEV<br>15308 S SULKY DR<br>LOCKPORT IL 604917990 |

\*\*\* Please see 2019 Second Installment Payment Coupon next page \*\*\*

12905 NORDIC LANE PROPERTY DETAILS FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY

# Property Details

[< Search Again](#)



## PIN & Address

|                 |                    |
|-----------------|--------------------|
| <b>PIN</b>      | 22-34-205-005-0000 |
| <b>ADDRESS</b>  | 12905 NORDIC LN    |
| <b>CITY</b>     | LEMONT             |
| <b>TOWNSHIP</b> | Lemont             |

## Tax Details

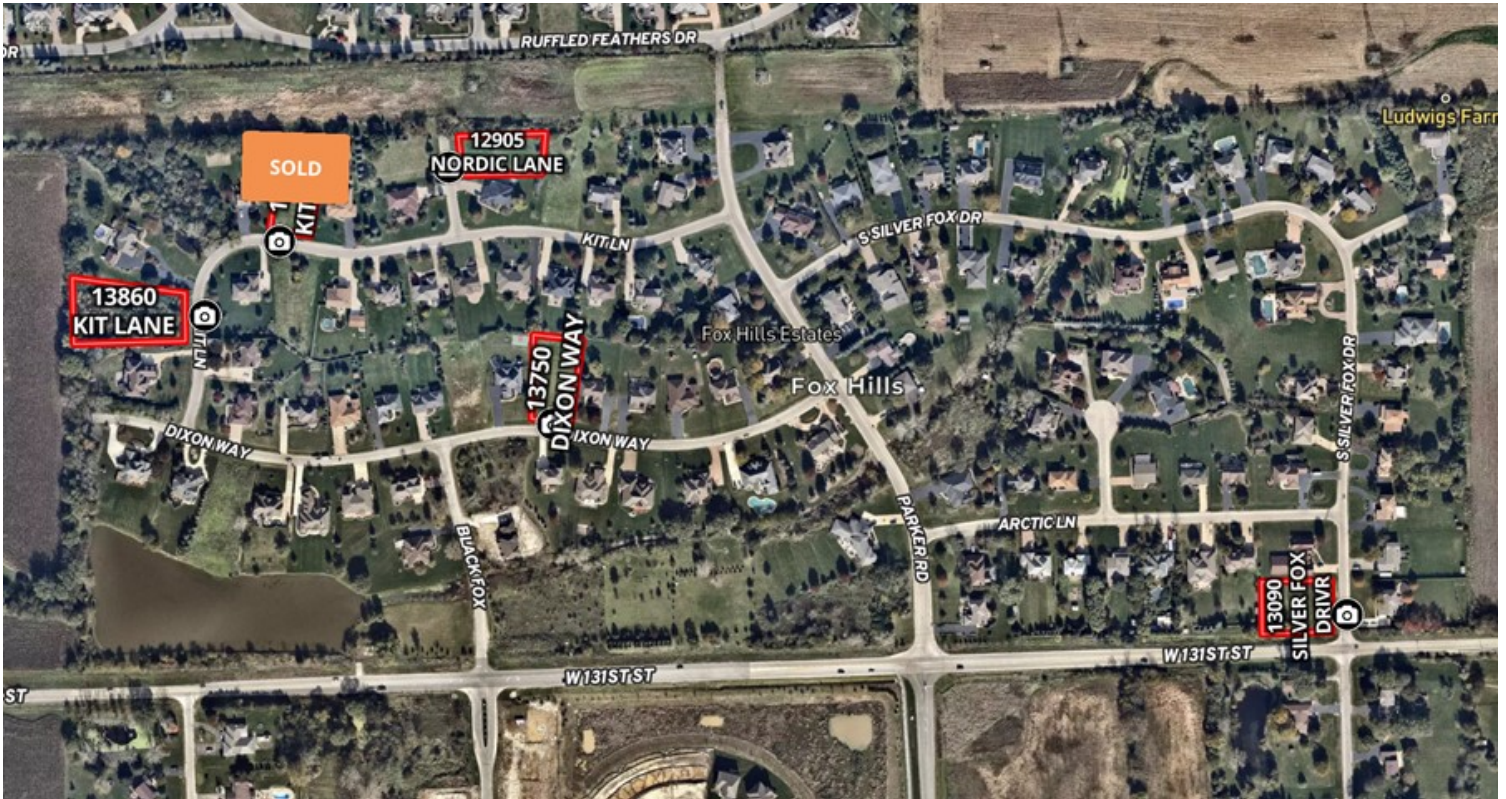
|                                    |               |
|------------------------------------|---------------|
| <b>PROPERTY CLASSIFICATION</b>     | <b>100</b>    |
| <b>SQUARE FOOTAGE (LAND)</b>       | <b>23,491</b> |
| <b>NEIGHBORHOOD</b>                | <b>60</b>     |
| <b>TAXCODE</b>                     | <b>19002</b>  |
| <b>NEXT SCHEDULED REASSESSMENT</b> | <b>2020</b>   |



12905 NORDIC LANE LOT DIMENSIONS FOX HILL ESTATES LEMONT TOWNSHIP, COOK COUNTY



AERIAL MAP FOX HILLS ESTATES LEMONT TOWNSHIP, COOK COUNTY, IL



## MARK GOODWIN PROFESSIONAL BIOGRAPHY

Goodwin & Associates Real Estate, LLC is an experienced Illinois land brokerage firm located in Shorewood, Illinois. We specialize in vacant land sales including farmland and commercial/residential development land. Managing Illinois Land Broker and owner, Mark Goodwin, has extensive background in both agriculture and Real Estate, which provides him the knowledge to effectively negotiate and close transactions.

Since 1996, Mark Goodwin has successfully provided brokerage services to landowners throughout the Midwest earning him the title of Accredited Land Consultant, (ALC) designated by the Realtors Land Institute. Throughout his life experiences Mark has acquired a unique background of understanding both the agricultural side of land sales as well as the development side and has made numerous valuable contacts with land owners, brokers and developers. Mark was awarded Illinois Land Broker of the Year in 2011 by the Illinois RLI Chapter.



## AGENCY DISCLOSURE

Goodwin & Associates Real Estate, LLC has previously entered into an agreement with a client to provide certain real estate Illinois brokerage services through a Broker Associate who acts as that client's designated agent. As a result, **Broker Associate will not be acting as your agent but as agent of the seller.**

## DISCLAIMER

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