



822
W WILSON AVE
CHICAGO, IL

10,766 SF LOT + 12,625 SF 2-STORY WAREHOUSE FOR SALE

THE OFFERING

Flexible use allowing industrial or flex use, adaptive reuse, or total redevelopment.

The Property comprises a **10,766 SF** site located in Chicago's **Uptown neighborhood** and is improved with an approximately 12,000 SF, two-story warehouse building. The existing improvements provide flexibility for a buyer to pursue ground-up redevelopment or to repurpose the warehouse for a variety of uses, including industrial or flex. Alternatively, a buyer may lease the building to an interim tenant while finalizing site plans, with the intention of converting the Property to multifamily use in the future.

HIGHLIGHTS

Flexible use allowing industrial or flex use, adaptive reuse, or total redevelopment.

- Potential for up to 66 units.
- Transit-Oriented Infill Development Opportunity: 0.5 miles (9-minute walk) to Wilson CTA Station, serving the Red and Purple Lines.
- 20–25-minute train ride to Downtown Chicago.
- Rear alley access, beneficial for servicing and future multifamily development.



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For More Information, Please Contact:

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