

for more information
May 14, 2024

Neil Haleem

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Chicago, IL 60628

10628 S Halsted St

Retail Property For Lease May 14, 2024



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OFFERING SUMMARY

Available SF:	1,000 - 3,100 SF
Lease Rate:	\$16.00 SF/yr (NNN)
Lot Size:	0.4 Acres
Building Size:	9,260
Market:	Chicago MSA
Submarket:	Southside

PROPERTY OVERVIEW

1000-3100sf available in this +/-9200sf retail center. Ownership is in the process of renovating the facade with a new modern look.

The site is located in Chicago's Morgan Park Community. The area is densely populated. Traffic Counts along Halsted are approximately 18,800 VPD and approximately 4,700 VPD along 107th St.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
10622 S Halsted	\$16.00 SF/yr	3,100 SF
10634 S Halsted	\$16.00 SF/yr	2,680 SF
10630 S Halsted	\$16.00 SF/yr	1,000 SF

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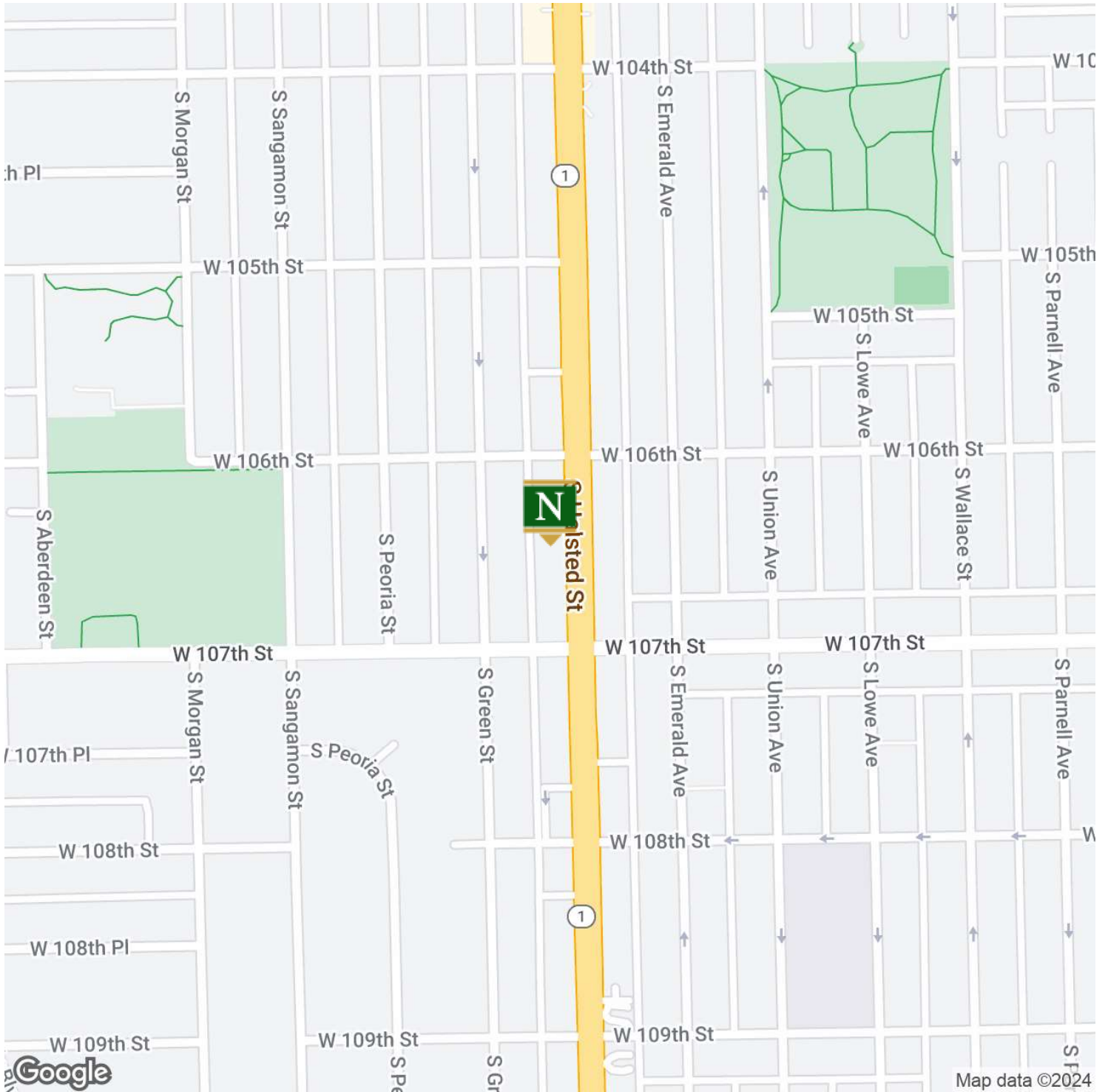
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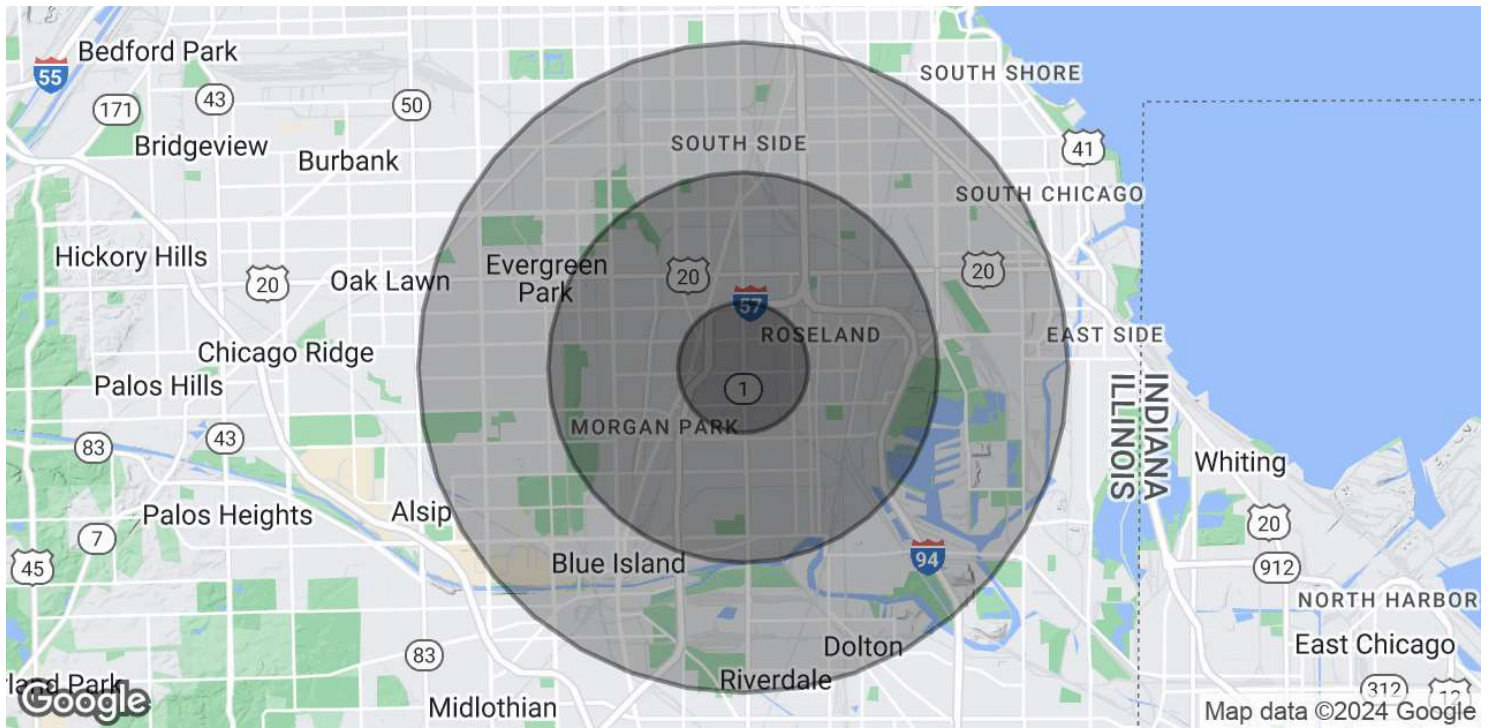
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	21,777	167,349	415,969
Average Age	43	42	42
Average Age (Male)	41	40	40
Average Age (Female)	45	44	43
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	8,039	65,572	166,658
# of Persons per HH	2.7	2.6	2.5
Average HH Income	\$74,347	\$85,720	\$79,850
Average House Value	\$199,371	\$236,997	\$231,919

Demographics data derived from AlphaMap

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