

Multi-Tenant Building

751 N. Milwaukee Avenue | Wheeling, Illinois

PRICE REDUCED!

**Full 4% fee paid to procuring
tenant rep brokers**

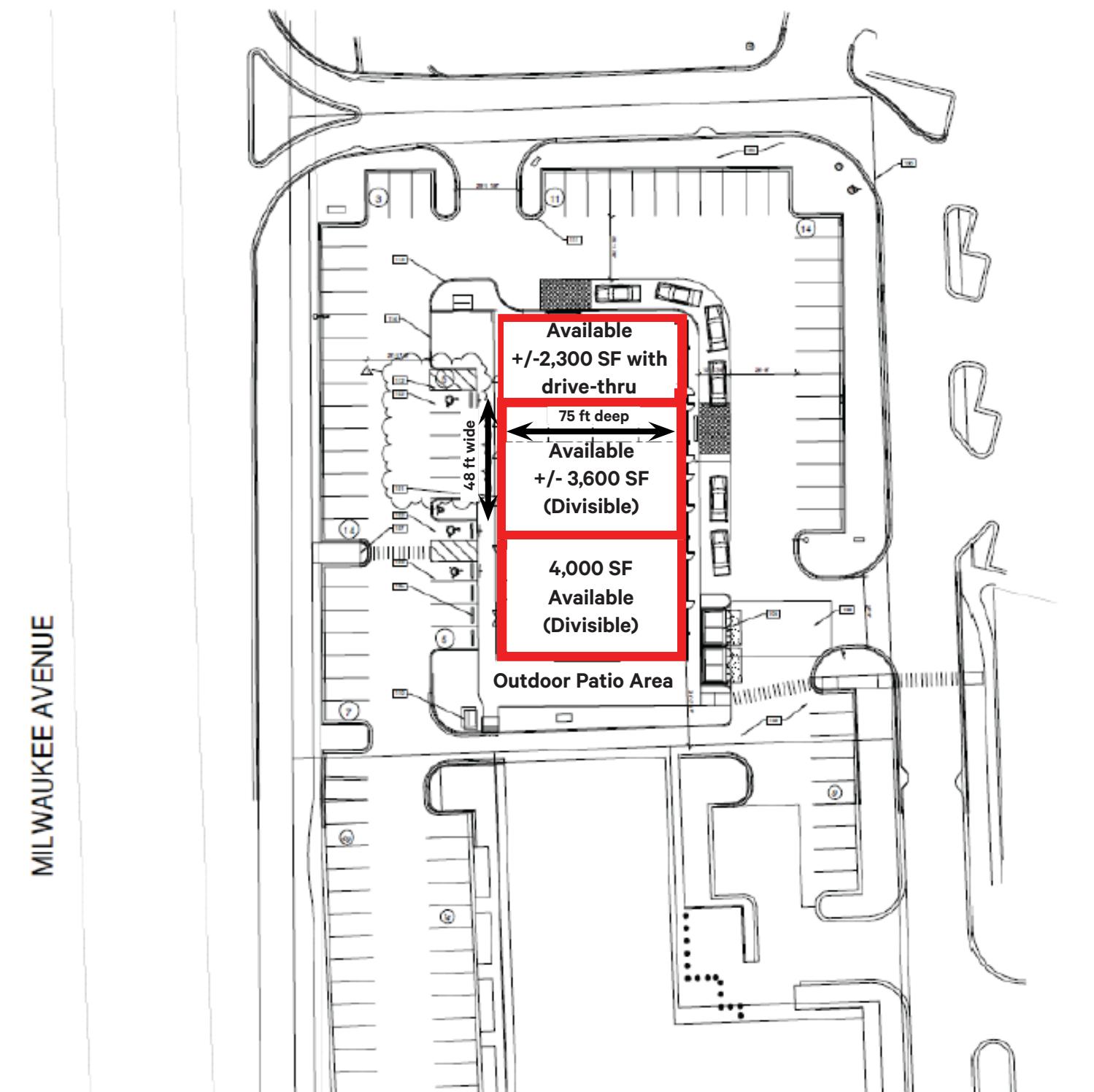
Property Highlights

- + Building area +/- 10,000 SF
- + Spaces Available:
 - + 2,300 SF With Drive-Thru
 - + 3,600 SF In-line space (Divisible)
 - + 4,000 SF End-cap space (Divisible)
- + Cross access/parking throughout the overall development.
- + Located within the Westin Chicago Northshore Hotel development (412 guest rooms).
- + Co-tenants include: Cooper's Hawk, Winery & Restaurant, Saranello's Restaurant Italiano, Spears Bourbon Burgers Beer, Massage Envy, and Devon Bank.
- + Located within Milwaukee Avenue's "restaurant row" featuring upscale national and local restaurant.
- + Multiple points of access including signalized intersection on Milwaukee Avenue.,
- + Above average daytime population within the trade area.
- + **Potential restaurant grant available of up to \$150,000 through the Village of Wheeling.**



Demographics	1 Miles	3 Miles	5 Miles
Population	7,391	85,447	232,550
Average Household Income	\$119,806	\$151,291	\$167,348
Daytime Population	8,852	112,768	310,291
Employees	6,052	76,942	209,751

Site Plan



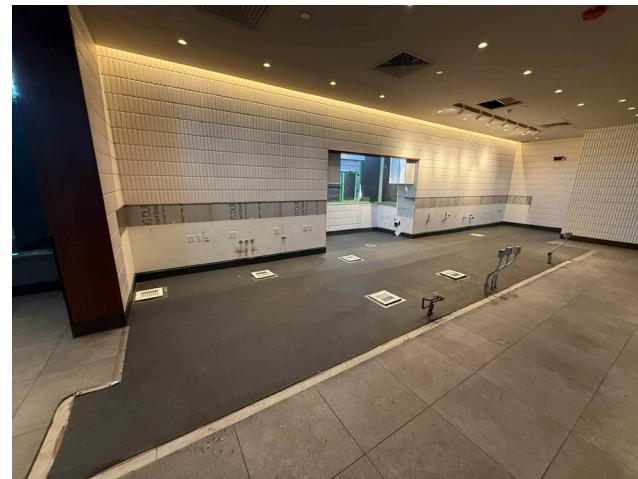
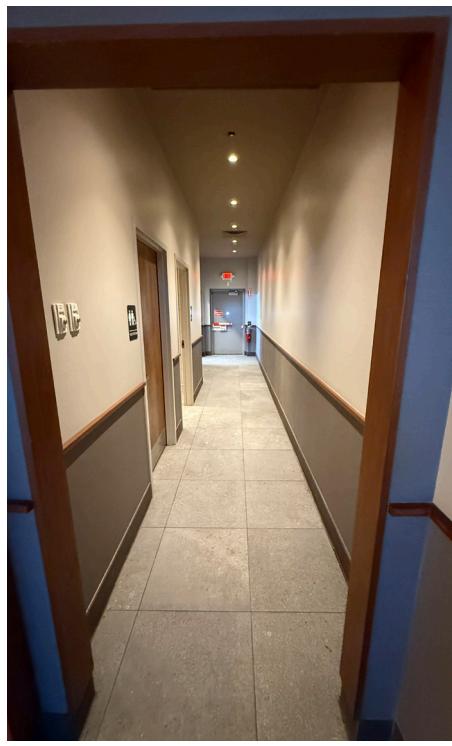
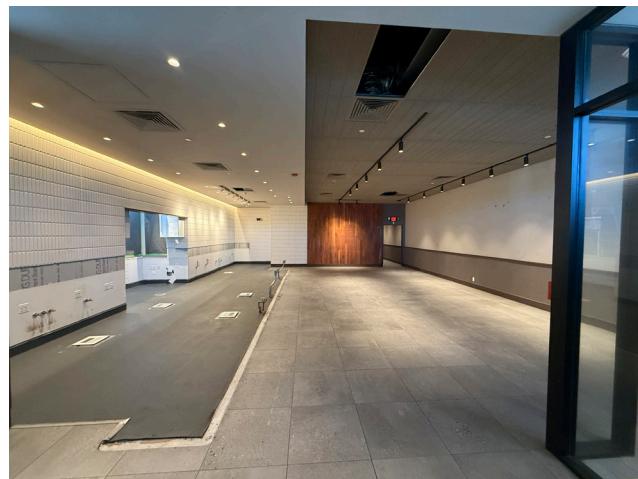
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For Lease

Former Starbucks Space - Interior Photos



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Photos



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