

2246 N MILWAUKEE AVE

DO NOT DISTURB TENANT

LOGAN SQUARE RESTAURANT - FOR LEASE



DO NOT DISTURB TENANT: 2246 N Milwaukee Ave, Chicago, IL 60647 | Turkey Restaurant For Lease in Logan Square | info@goldstreetre.com

THE OPPORTUNITY

Address: 2246 N Milwaukee Ave, Chicago, IL 60647

Zoning: C1-1

Alderman: Daniel La Spata (1st Ward)

Current Business: Victory Grill (Do Not Disturb Employees)

Year Built: Q4-2019 (Building and FF&E)

Leasable Area: 2,331 SF (21' x 111') + 3,219 SF Surface Lot (29' x 111')

Licenses: Retail Food Establishment + Consumption On-Premise Liquor (exp. 12/15/2025)

Occupancy: 90 people (62 seats in current layout)

Ceiling Height: 17'-10" (19'-5" at Apex)

Frontage: 21-feet

Hood Size: 16-feet

Back Door: 40"

HVAC: One 10-ton unit

Parking: 5 Spaces in Adjacent Lot + 8 spots under CTA + 111' loading zone

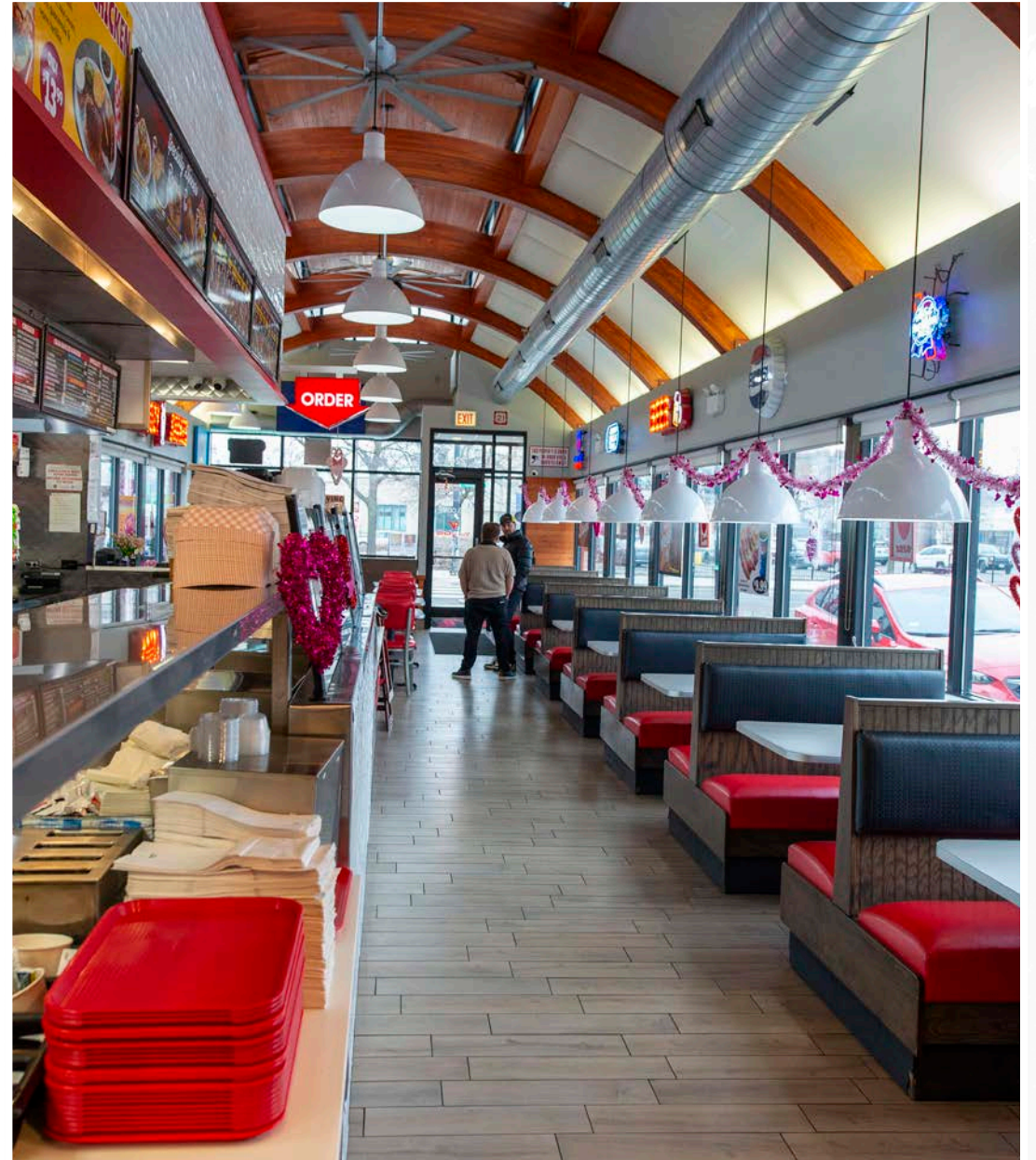
*** Potential for Outdoor Patio in lieu of parking

Security System: Yes

Bathrooms: Two ADA Bathrooms



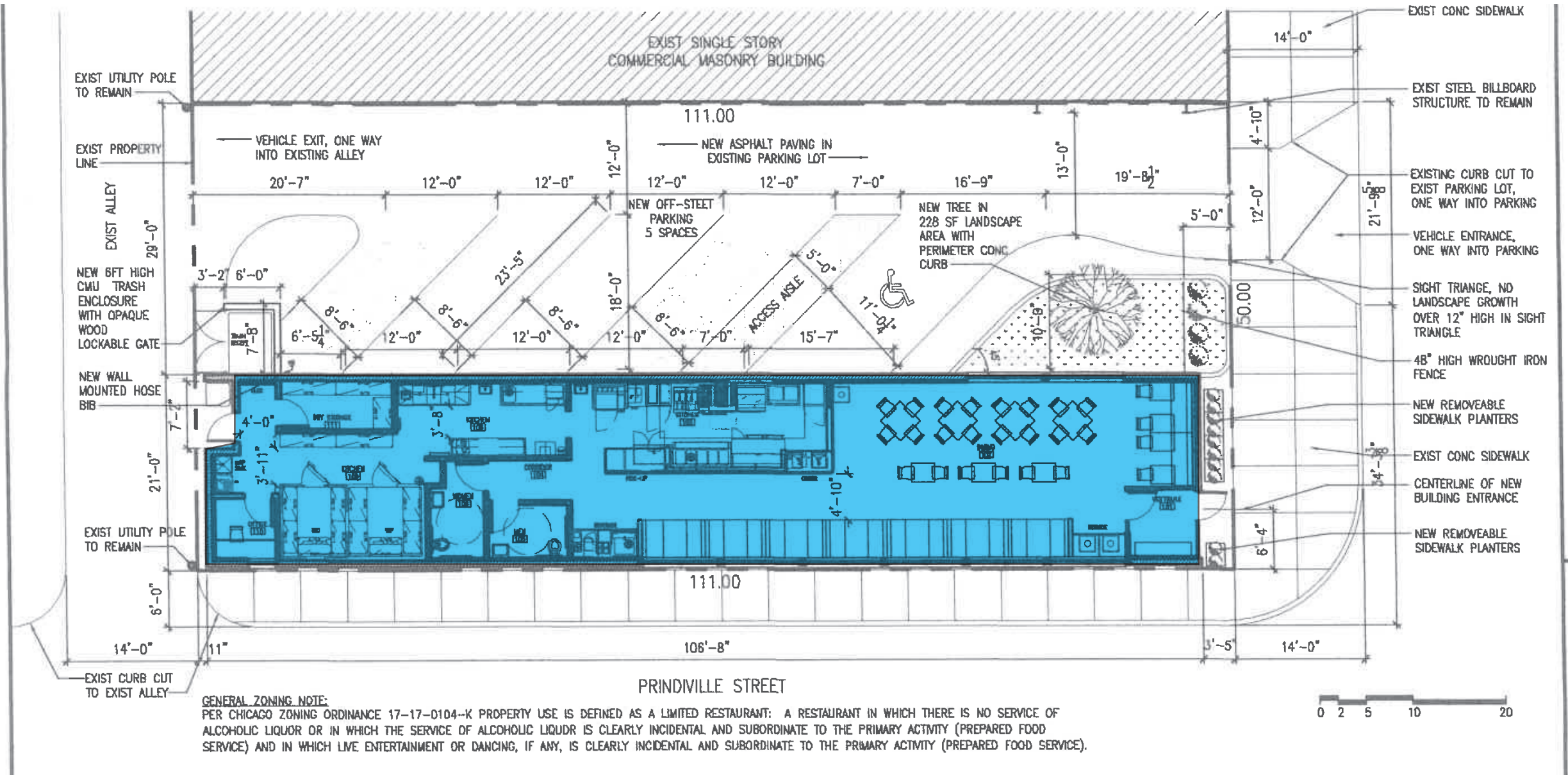
2331 SQUARE FEET
2246 N Milwaukee Ave | Chicago, IL 60647



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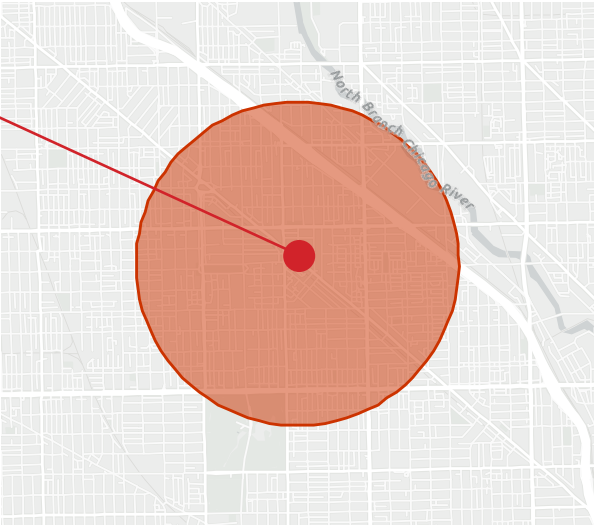
2331 SQUARE FEET

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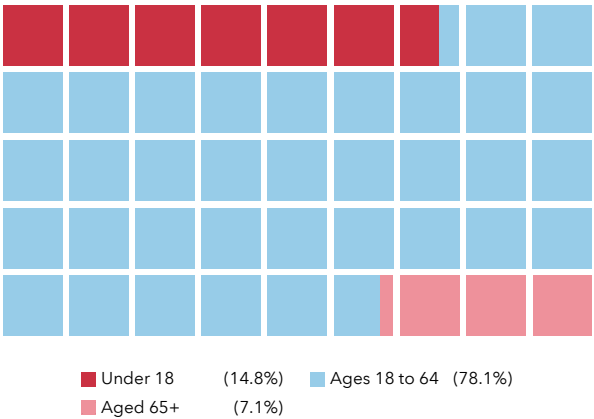


LOCATION

ONE MILE RADIUS / DEMOGRAPHICS



POPULATION BY AGE



Source: This infographic contains data provided by Esri (2024, 2029), Esri-U.S. BLS (2024), Esri-MRI-Simmons (2024). © 2025 Esri

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Population Trends and Key Indicators

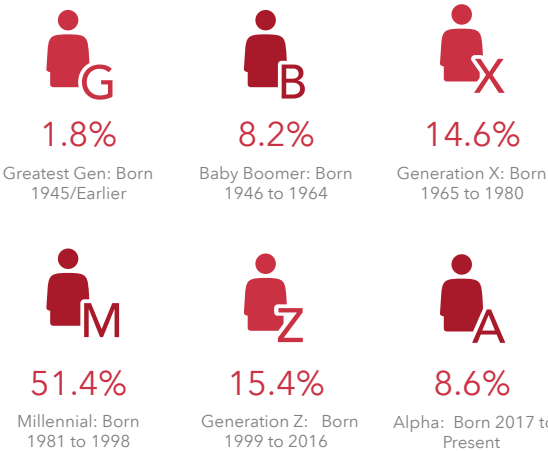
2246 N Milwaukee Ave, Chicago, Illinois, 60647
Ring bands: 0-1 mile radii

66,248	31,595	2.08	33.7	\$111,265	\$556,650	98	70	79
Population	Households	Avg Size Household	Median Age	Median Household Income	Median Home Value	Wealth Index	Housing Affordability	Diversity Index

ANNUAL HOUSEHOLD SPENDING



POPULATION BY GENERATION



Variables	0 - 1 miles
2023 Total Population	66,248
2023 Total Households	31,595
2023 Average Household Size	2.08
2023 Median Household Income	\$111,265
2023 Median Age	33.7

Variables	0 - 1 miles
2023 Per Capita Income	\$77,215
2023 Median Household Income	\$111,265
2023 Average Household Income	\$161,813
2028 Per Capita Income	\$90,608
2028 Median Household Income	\$124,850
2028 Average Household Income	\$183,576



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