

1901 - 1911 W LAKE STREET

CHICAGO, ILLINOIS

THE 1901 PROJECT: \$7B MIXED USED DEVELOPMENT ANNOUNCED

[CLICK HERE FOR MORE INFO ON THE 1901 PROJECT](#)

N WOLCOTT AVE

W LAKE ST

TOTAL SITE SIZE
0.65 ACRES
(28,125 SF)



±15,625 SF (DIVISIBLE) ON 0.65 ACRE SITE // AVAILABLE FOR SALE OR LEASE

Matt Cowie

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CBRE, Inc
300 N LaSalle Dr
Suite 600
Chicago, IL 60654

SPECS & HIGHLIGHTS

Total Building Size:	±15,625 SF
Total Site Size:	0.65 acres (28,125 SF)
Available SF:	±15,625 SF (divisible to 5,000 SF)
Ceiling Height:	13'0" clear
Loading:	1 drive in door (expandable)
Parking:	34 cars
Zoning:	M1-1 (just south of PMD 4A zoning)
Asking Sale Price:	\$4,250,000
Asking Lease Rate:	Subject to offer

HIGHLIGHTS

Adjacent to the recently announced "The 1901 Project"

Ideal for warehouse, flex, manufacturing, retail, event space & food users

Open warehouse with tons of natural light

Full HVAC throughout

Clean facility with flexible unit sizes

Above average secured parking

Less than 1 block from new Green/Pink Line CTA stop at Lake & Damen

W LAKE ST

N WOLCOTT AVE

34 CAR SECURED PARKING LOT

±15,625 SF BUILDING
(DIVISIBLE TO 5,000 SF)

LESS THAN 1 BLOCK
TO DAMEN & LAKE CTA
GREEN LINE STOP



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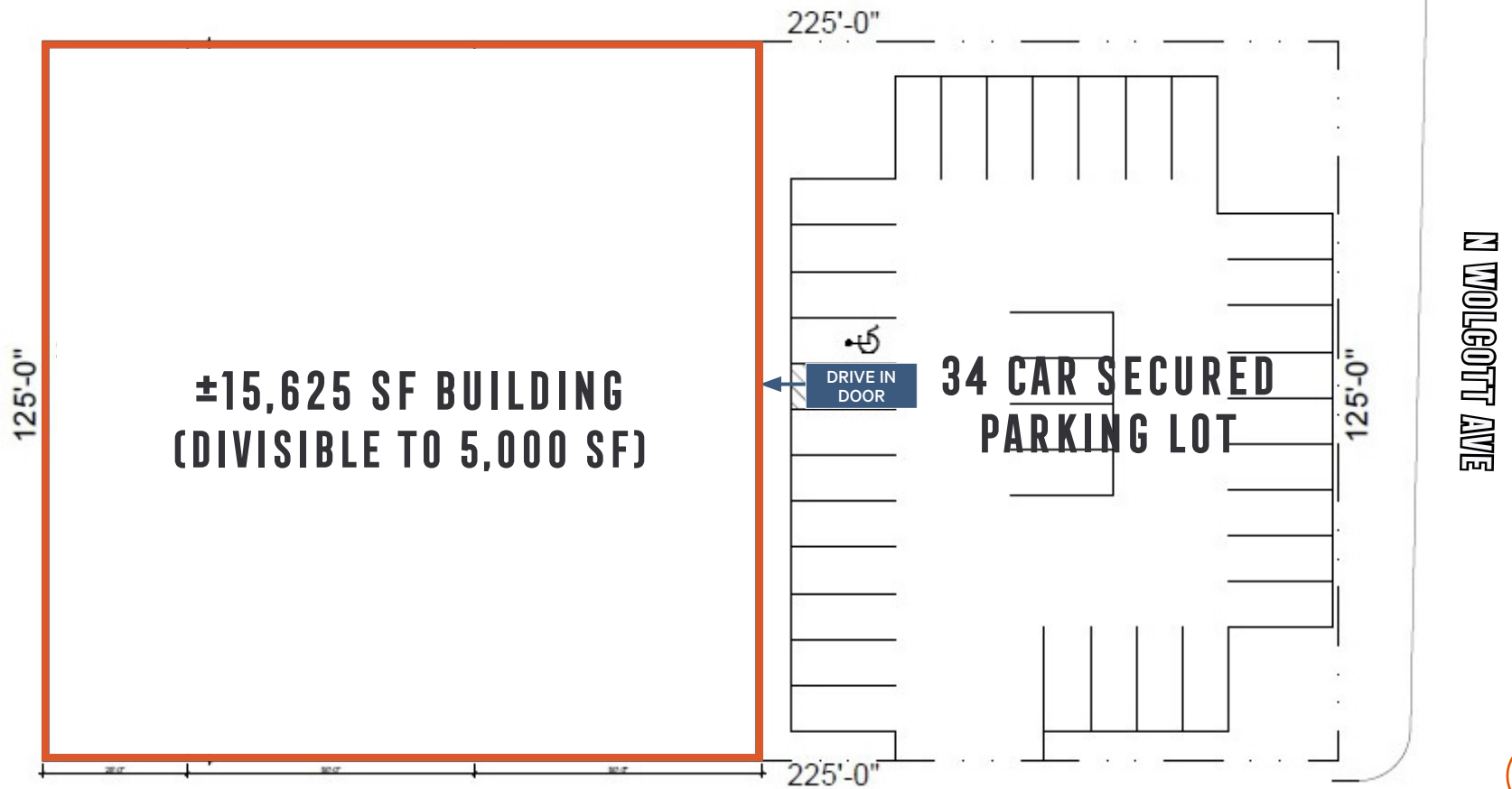
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CBRE

FLOOR PLAN

 **Open Warehouse with Tons of Natural Light**

W LAKE ST



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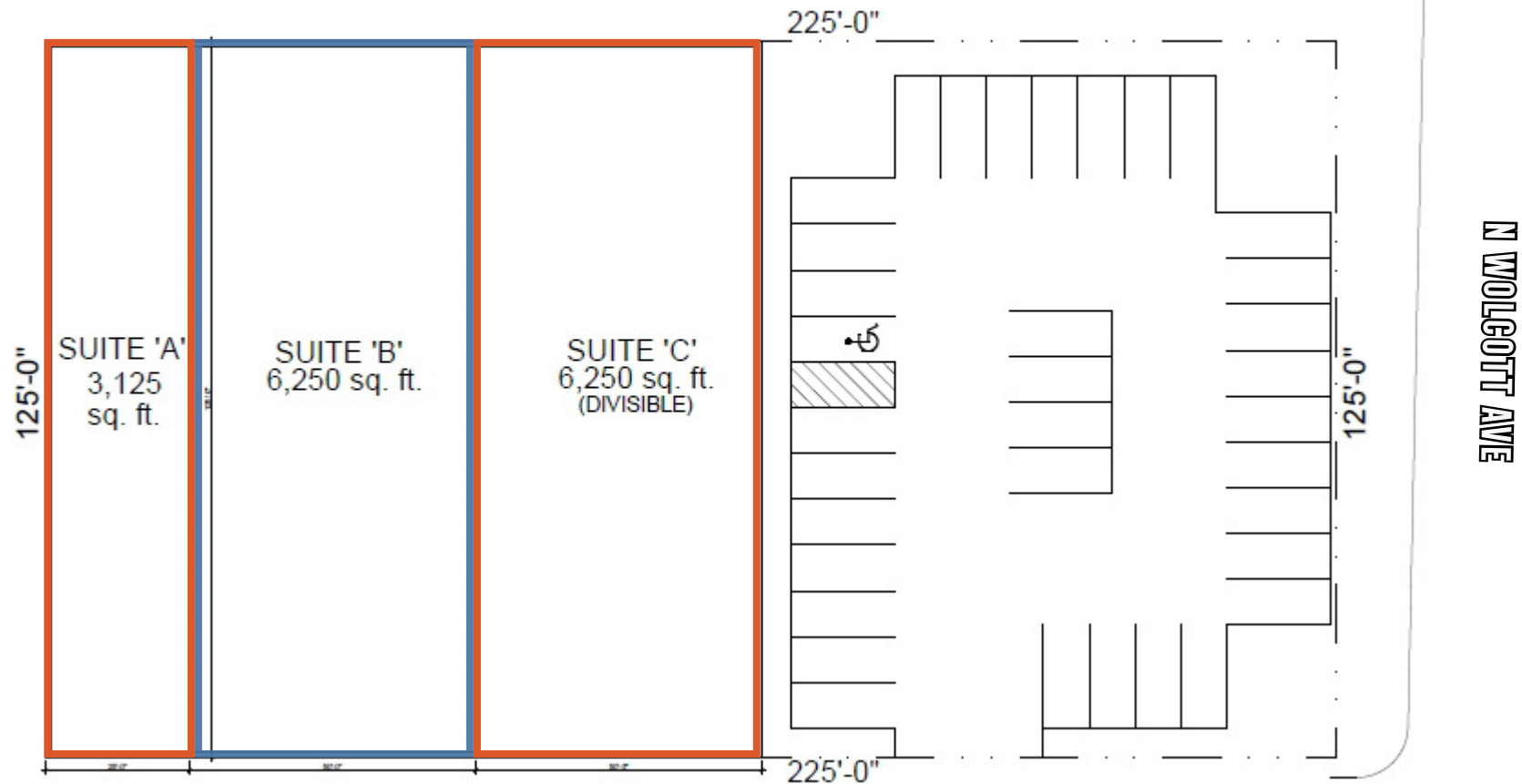
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PROPOSED DEMSING PLAN

 *Open Warehouse with Tons of Natural Light*

W LAKE ST



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AERIAL VIEW



*Transit Oriented Development
Corner Site with Income in Place*



DAMEN & LAKE CTA
GREEN LINE STOP

TOTAL SITE SIZE
0.65 ACRES
(28,125 SF)

±15,625 SF BUILDING
(DIVISIBLE TO 5,000 SF)

34 CAR SECURED PARKING LOT

N WOLCOTT AVE



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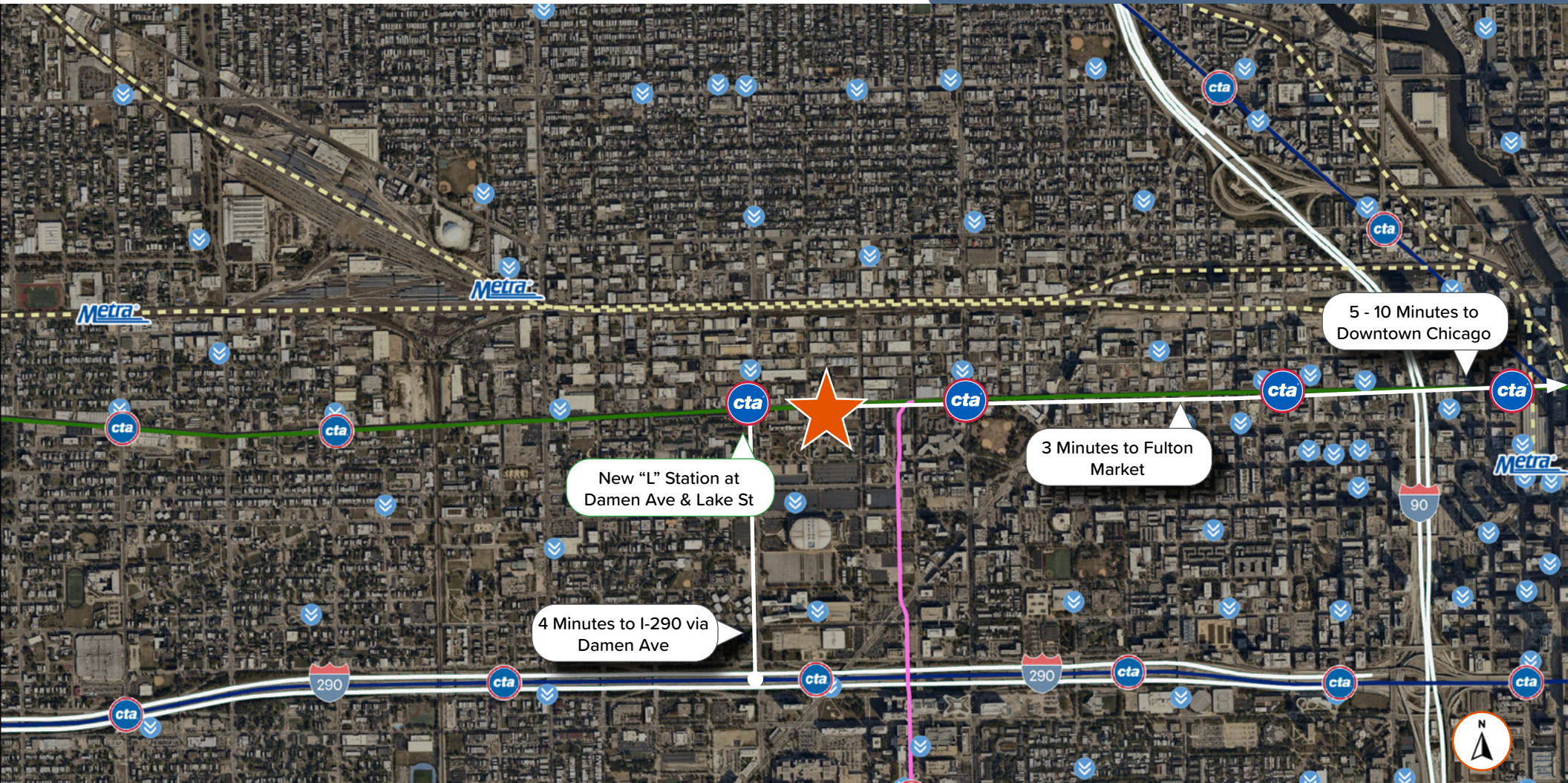
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ACCESS MAP



Immediate Access to Public Transportation & Just Minutes from Fulton Market & Downtown Chicago



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PROPERTY PHOTOS



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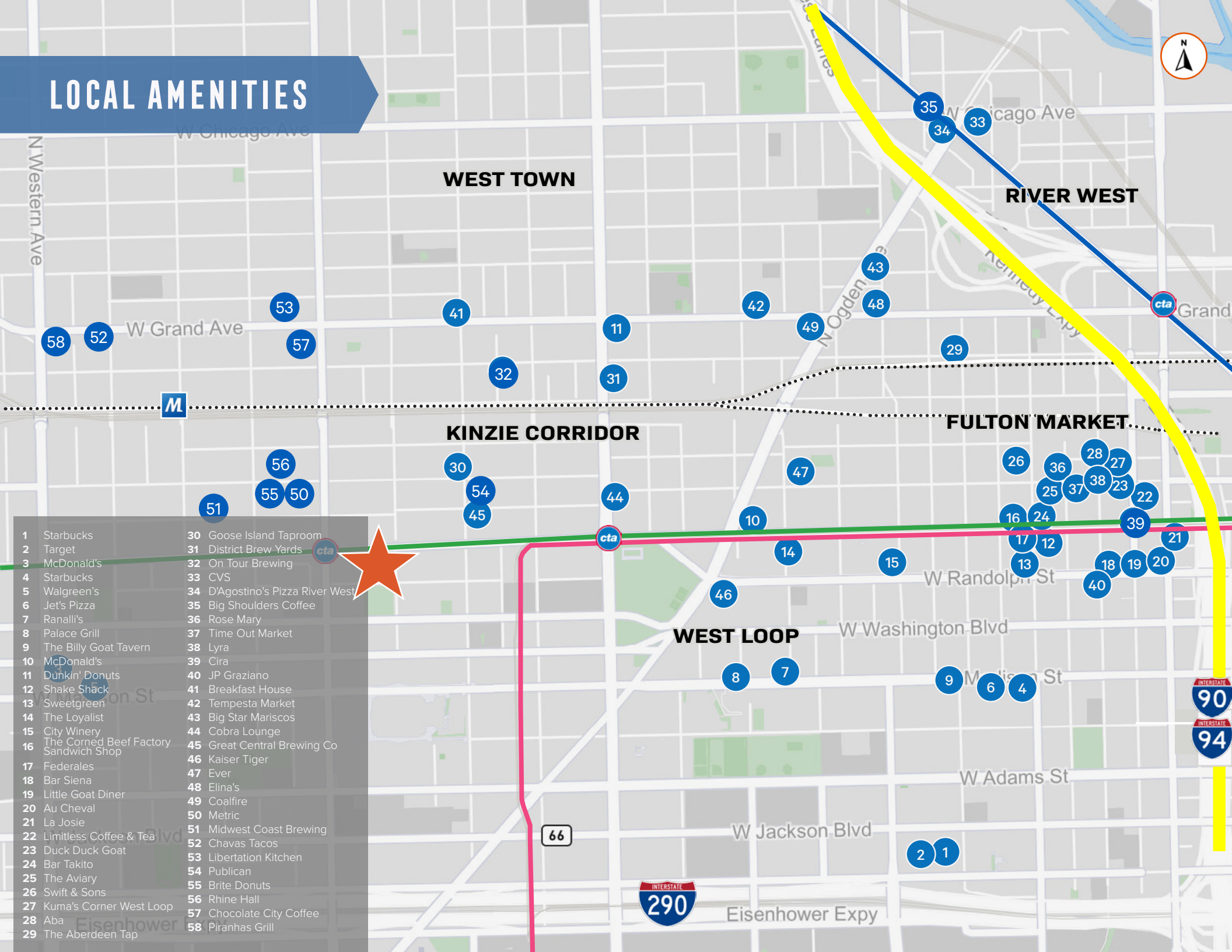
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CBRE

LOCAL AMENITIES



- | | |
|--|----------------------------------|
| 1 Starbucks | 30 Goose Island Taproom |
| 2 Target | 31 District Brew Yards |
| 3 McDonald's | 32 On Tour Brewing |
| 4 Starbucks | 33 CVS |
| 5 Walgreen's | 34 D'Agostino's Pizza River West |
| 6 Jet's Pizza | 35 Big Shoulders Coffee |
| 7 Ranalli's | 36 Rose Mary |
| 8 Palace Grill | 37 Time Out Market |
| 9 The Billy Goat Tavern | 38 Lyra |
| 10 McDonald's | 39 Cira |
| 11 Dunkin' Donuts | 40 JP Graziano |
| 12 Shake Shack | 41 Breakfast House |
| 13 Sweetgreen | 42 Tempesta Market |
| 14 The Loyalist | 43 Big Star Mariscos |
| 15 City Winery | 44 Cobra Lounge |
| 16 The Corned Beef Factory Sandwich Shop | 45 Great Central Brewing Co |
| 17 Federales | 46 Kaiser Tiger |
| 18 Bar Siena | 47 Ever |
| 19 Little Goat Diner | 48 Elina's |
| 20 Au Cheval | 49 Coalfire |
| 21 La Josie | 50 Metric |
| 22 Limitless Coffee & Tea | 51 Midwest Coast Brewing |
| 23 Duck Duck Goat | 52 Chavas Tacos |
| 24 Bar Takito | 53 Liberation Kitchen |
| 25 The Aviary | 54 Publican |
| 26 Swift & Sons | 55 Brite Donuts |
| 27 Kuma's Corner West Loop | 56 Rhine Hall |
| 28 Aba | 57 Chocolate City Coffee |
| 29 The Aberdeen Tap | 58 Piranhas Grill |





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