

# FOR LEASE

## Retail Center

4000-46 W Roosevelt Road  
CHICAGO, IL 60624



Demographics	1 Mile	2 Miles	5 Miles
2023 Population	38,640	159,691	1,047,057
Average HH Income	\$44,784	\$49,478	\$96,236
2020 Total Spending	\$229.6M	\$980M	\$10.1B

<https://product.costar.com/detail/lookup/1300861/demographics>

NWC Roosevelt and Pulaski

28,464 SF GLA

Zoning: B3-2

Estimated Traffic Count  
Roosevelt Rd: 14,200 ADT  
Pulaski Rd: 17,900 ADT

Parking Spaces: +/- 60 Spaces



Roxanne Gardner

Designated Managing Broker

Edward Muldong

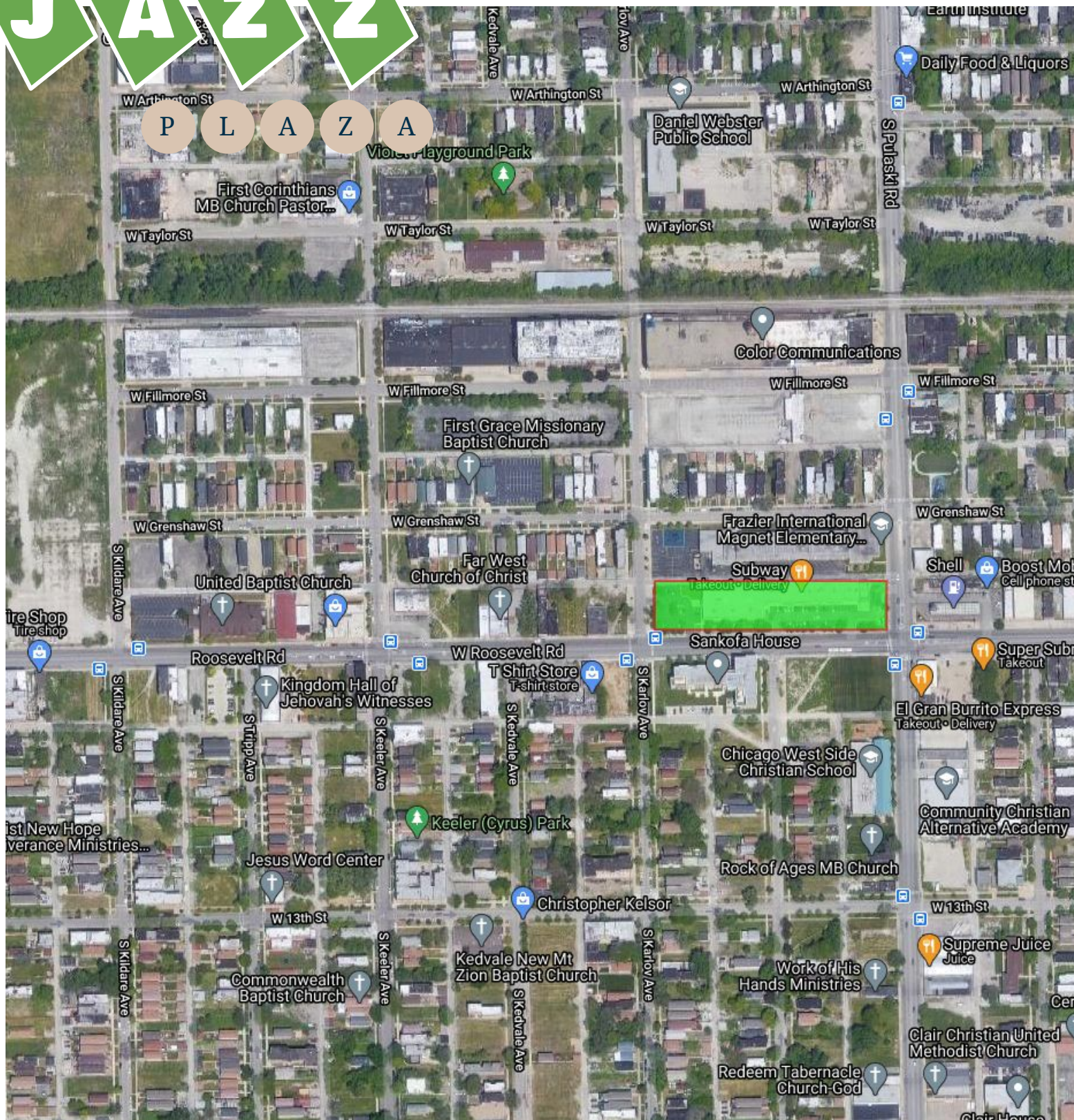
Managing Broker

**(312) 262-1400**  
deals@psgre.com

# FOR LEASE

# JAZZ

# PLAZA

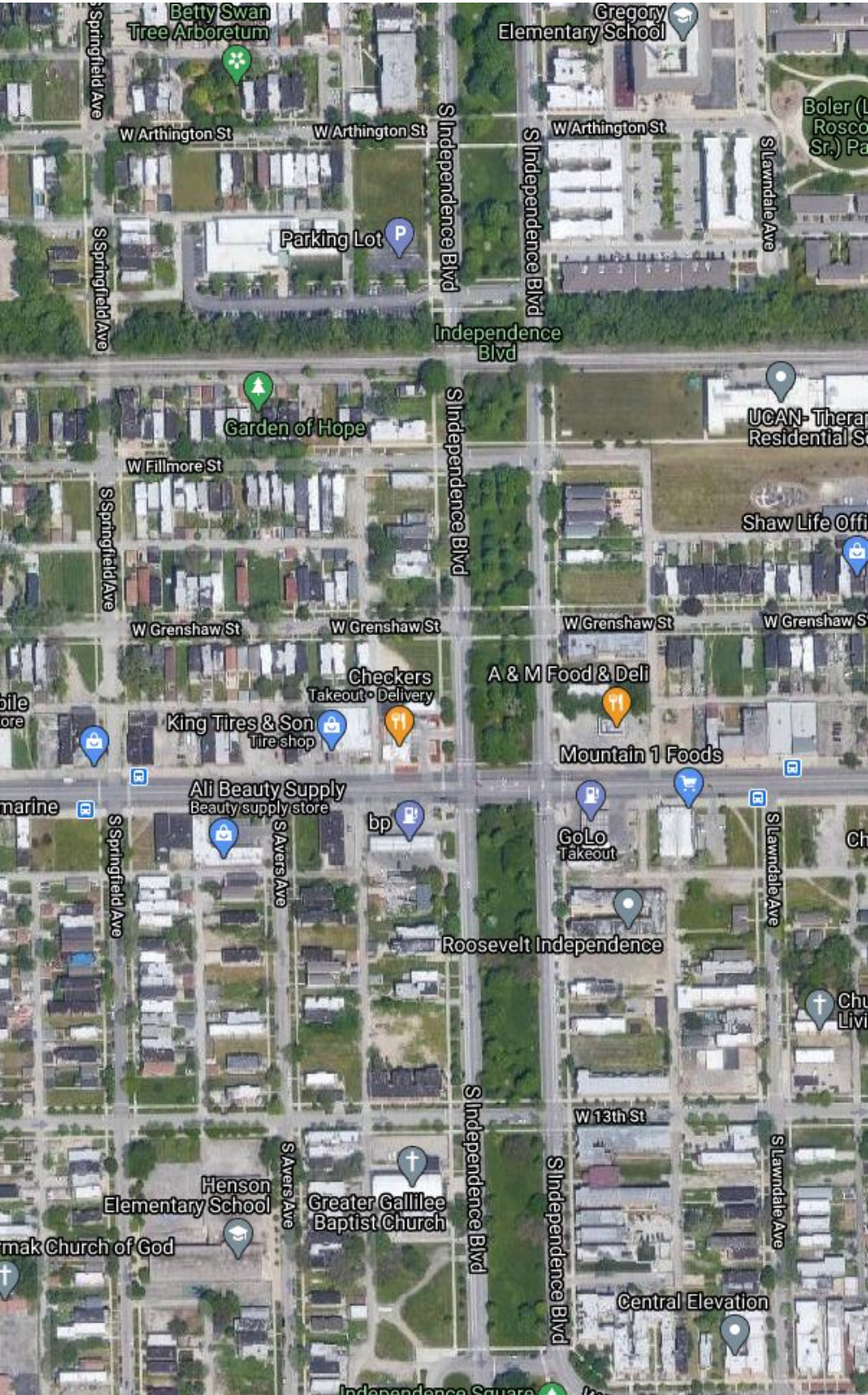


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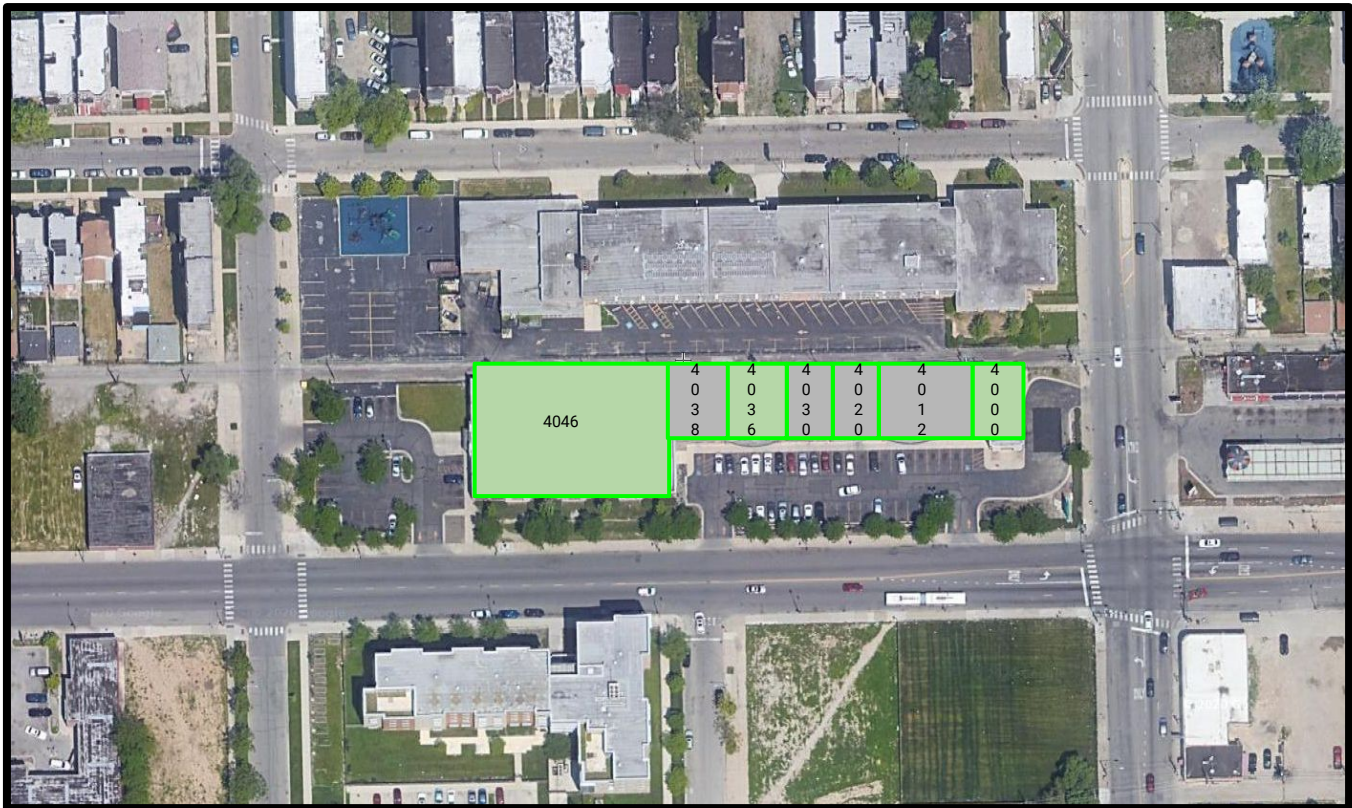


**QUEEN  
NAILS**

**BEAUTY  
CENTER**

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UNIT	TENANT	SIZE	UNIT	TENANT	SIZE
4000	Former Restaurant	2,211	4036	AVAILABLE	2,307
4012	Beauty Supply	3,406	4038	Nail Salon	1,904
4020	Hooks Fish & Chicken	2,809	4046	AVAILABLE	13,788
4030	Subway	1,399		TOTAL	28,464

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