

South Old Irving Park

Retail/office space available for lease.



1629 North Halsted Street, Floor 1
Chicago, Illinois 60614
kudangroup.com



Demographics

Population	1-Mile	5-Mile
2022 Population	47,008	1,169,379
2027 Population	45,869	1,159,683
Annual Growth 2022-2027	-2.42%	-0.83%

Households

2022 Households	16,302	400,232
Annual Growth 2022-2027	-3.3%	-1.2%

Income

Avg. Household Income	\$71,166	\$64,194
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Source: Costar

Nearby Businesses

Thai Aree House Bia's Cafe
Lindholm Roofing
La Michoacana Ice Cream
Deleite's Pizza & Mexican
Nutri Magic Dance Studio

Location: Old Irving Park

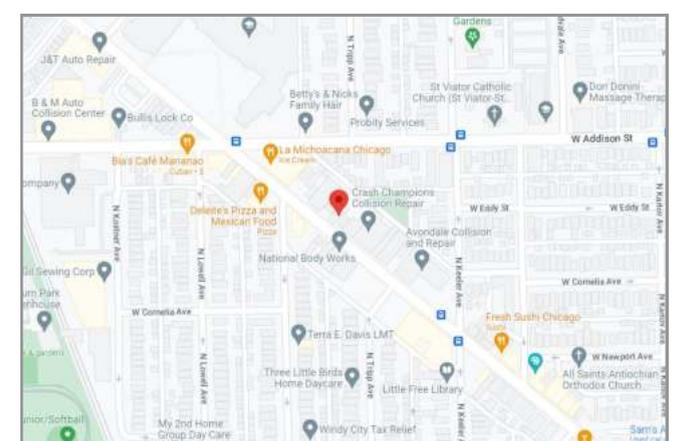
Old Irving Park is a neighborhood within Chicago's Irving Park community. The borders are Montrose to the North, Addison to the South, Pulaski Avenue to the East, and the Milwaukee Road Railway to the West.

Many who live in Old Irving Park will tell you they feel like they have the best of both worlds—the conveniences of the city combined with the charm of the suburbs.

—oldirvingpark.com

Map

On North Milwaukee Avenue Between North Kildare Avenue and North Avenue.



Property Description

Built in 2010, this mixed-use building is offered as an investment or for an owner/operator, as the property features a commercial retail space currently available for lease. The space features multiple private offices and a kitchenette.

Lease Rate:	\$19.50/SF Modified Gross	OpEx:	N/A
Size (Approx.):	1,400 SF	Zone:	B2-2
Property Taxes:	\$12,231.40 (2021)		

For additional information or to schedule a showing, contact:

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