

SALE

1000 SOUTH LEAVITT STREET

1000 S Leavitt St Chicago, IL 60612



PROPERTY DESCRIPTION

Introducing a prime investment opportunity at 1000 S Leavitt St, Chicago, IL. This single-story 5,303 SF free-standing building, constructed in 1950, offers 1 unit and is zoned PD-30. Ideal for retail, office or multi-family, this property lies in the vibrant Near West Side area, presenting a compelling prospect for aspiring investors or developers. With a desirable location and ample potential, this offering is a rare find in today's market. Don't miss the chance to secure a foothold in this sought-after locale.

PROPERTY HIGHLIGHTS

- Rare 5,303 SF free-standing building
- Prime investment opportunity in Near West Side
- Zoned PD-30 for versatile use
- Solid construction dating back to 1950
- Ideal for retail, commercial or multi-family endeavors
- Exceptional value at \$3,000,000
- Spacious land parcel of approximately 20,760 SF

OFFERING SUMMARY

Sale Price:	\$3,000,000
Number of Units:	1
Lot Size:	20,760 SF
Building Size:	5,303 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,104	2,200	11,700
Total Population	2,889	5,491	27,794
Average HH Income	\$126,466	\$116,504	\$86,704

Edward Pohn

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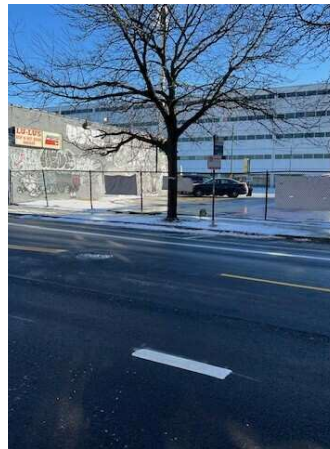
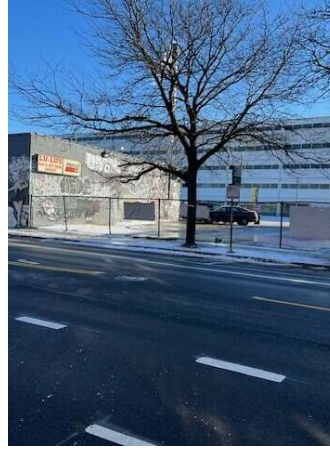
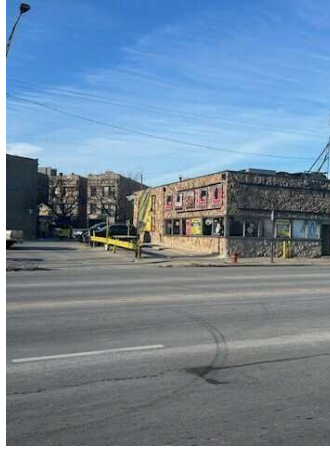


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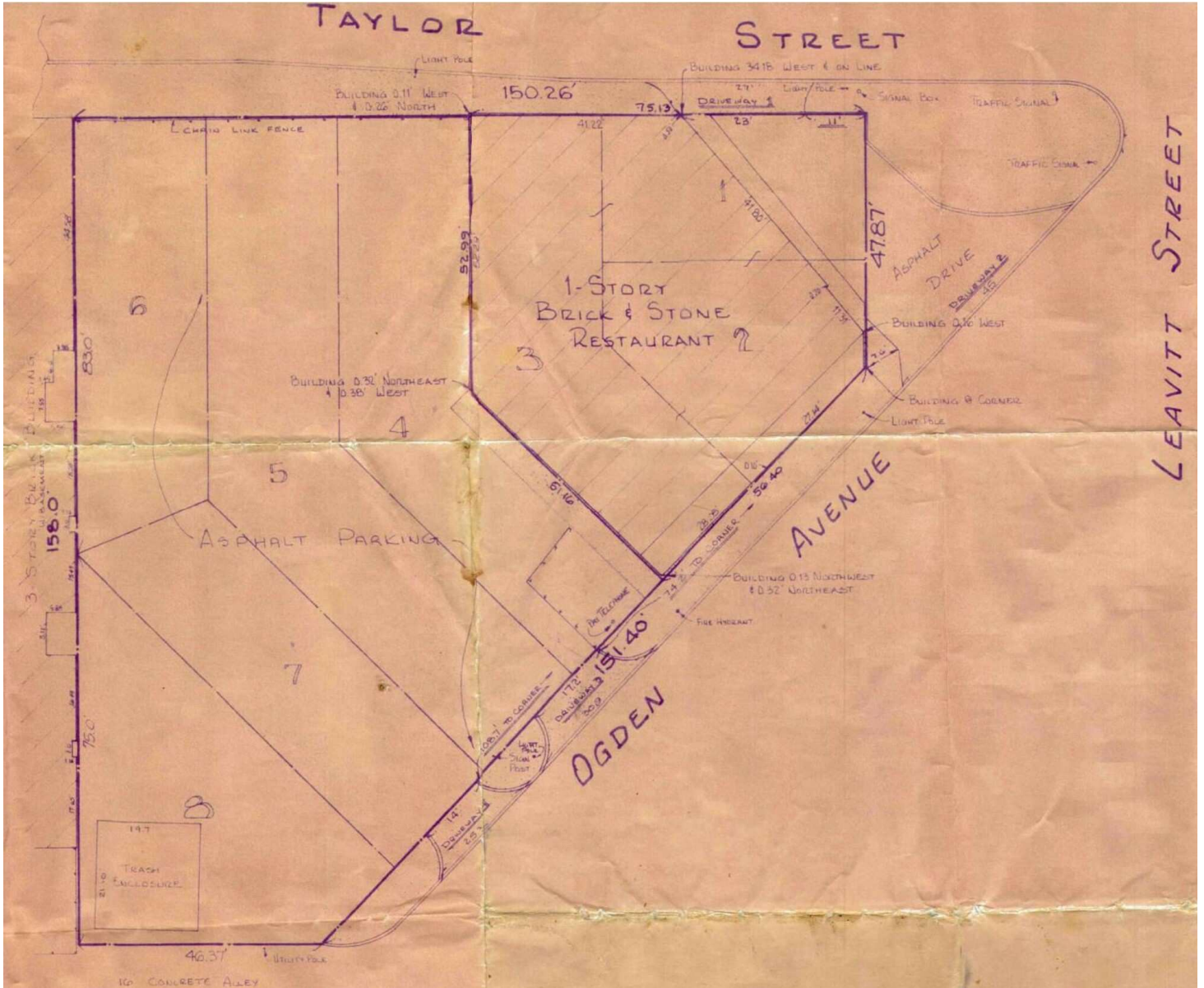


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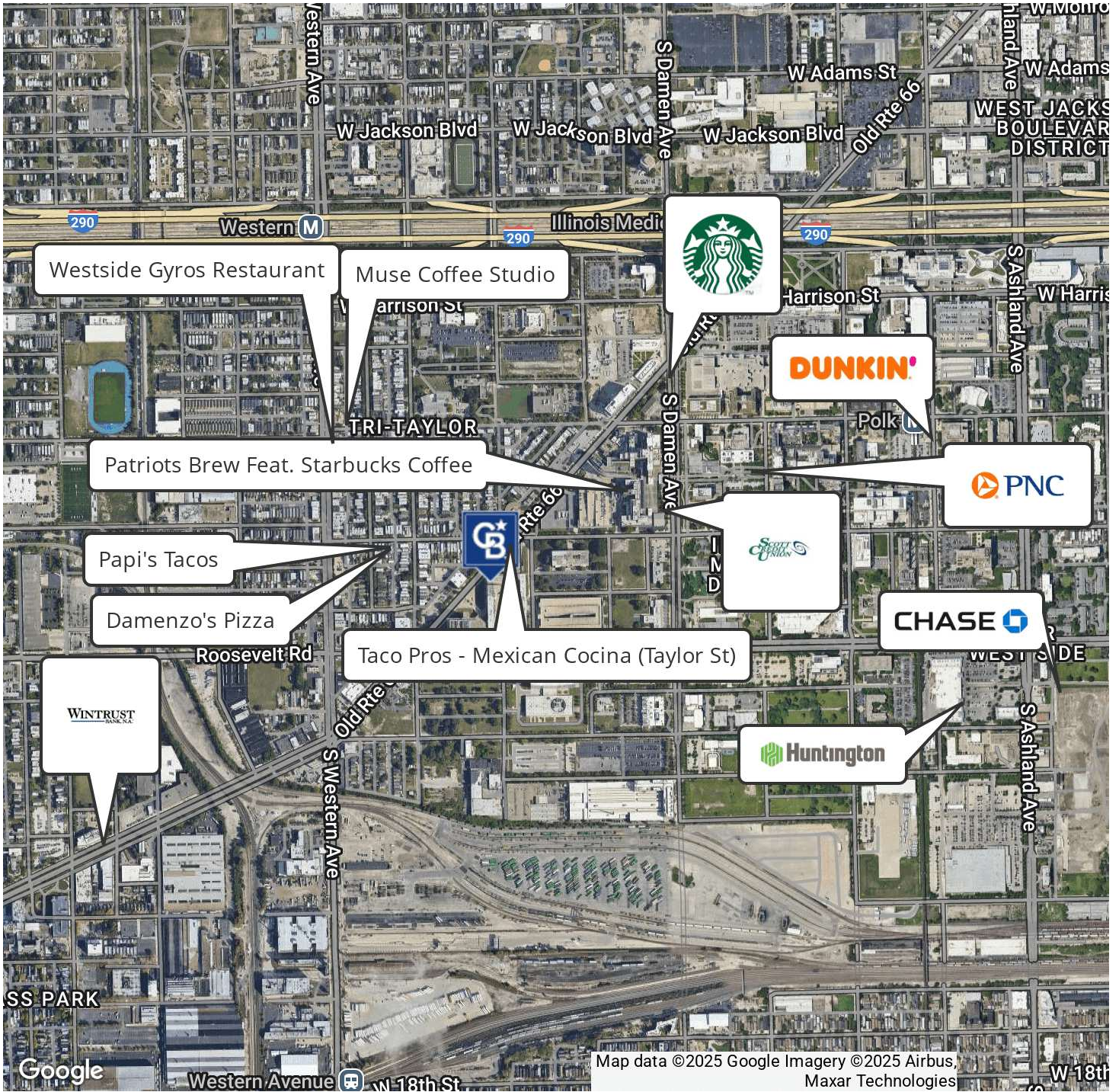


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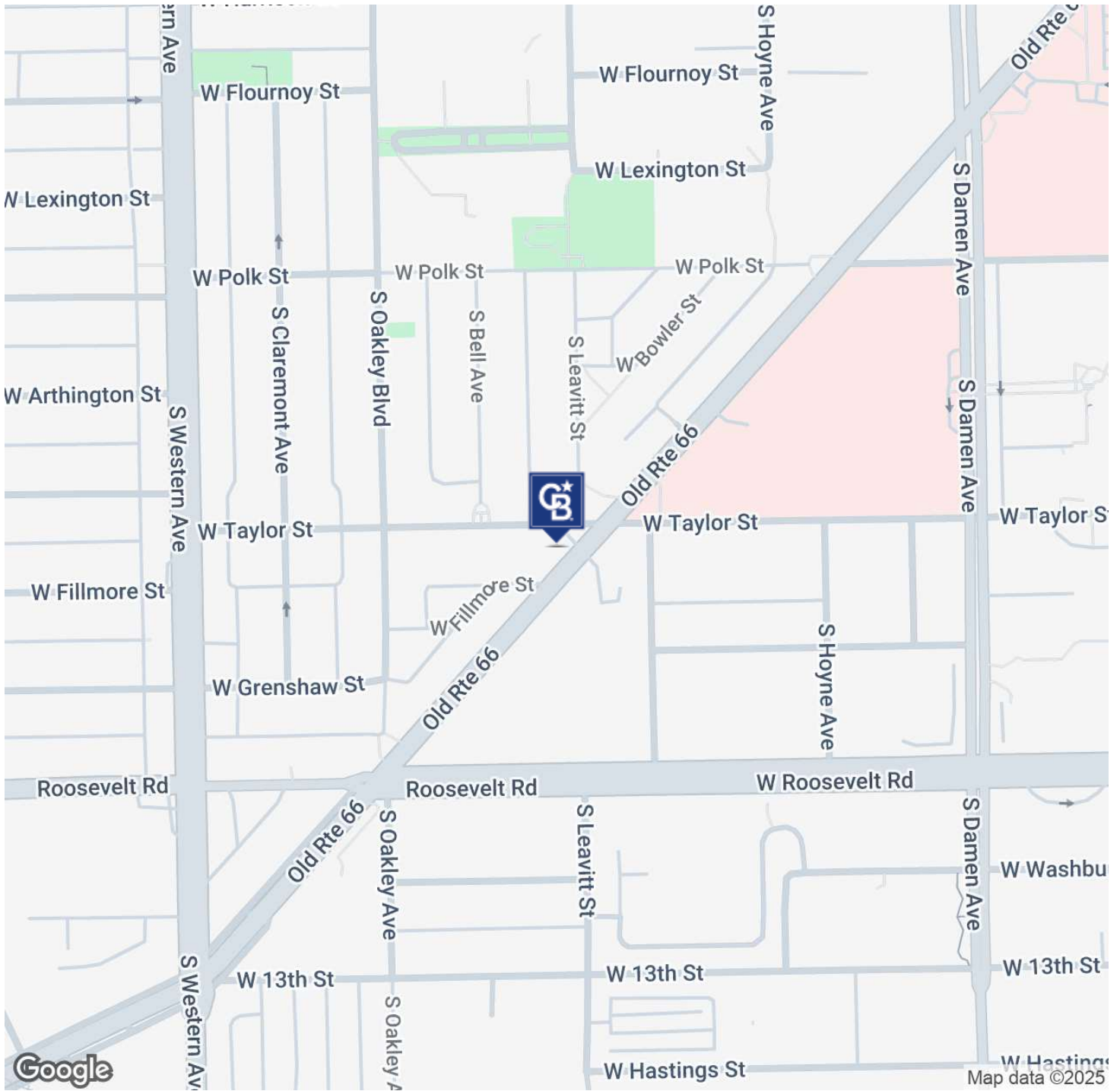


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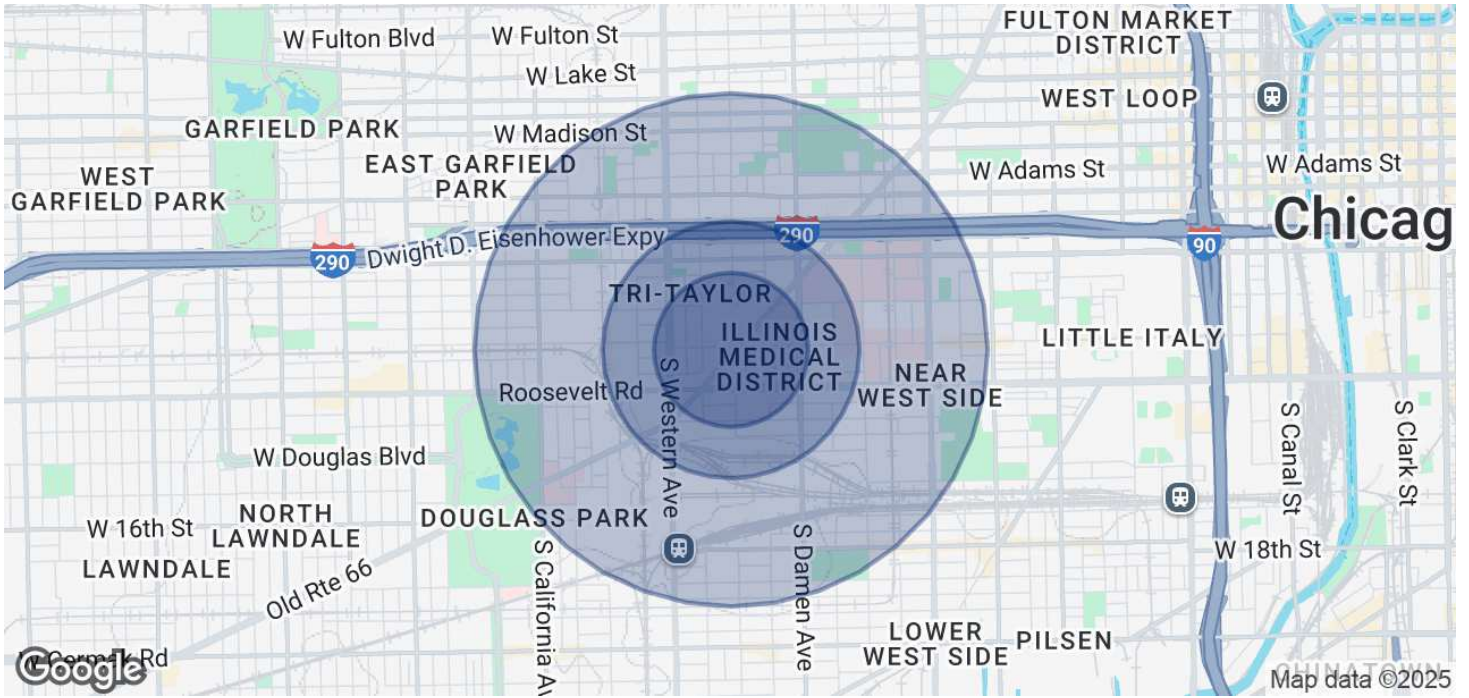


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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	2,889	5,491	27,794
Average Age	34	34	36
Average Age (Male)	33	34	35
Average Age (Female)	35	35	37

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,104	2,200	11,700
# of Persons per HH	2.6	2.5	2.4
Average HH Income	\$126,466	\$116,504	\$86,704
Average House Value	\$410,824	\$396,382	\$421,122

TRAFFIC COUNTS

Ogden, Taylor & Leavitt Streets /day

Demographics data derived from AlphaMap

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