

FOR LEASE | OFFICE BUILDING

4811 N MILWAUKEE, CHICAGO IL

JAMESON.

LEASE OVERVIEW

SPACE SIZE: 21,695 SF

LEASE RATE: \$18.50 PSF Modified Net

BUILDING SIZE: 21,695 SF

YEAR BUILT: 1926

ZONING: Commercial

MARKET: Chicago

CROSS STREETS: Ainslie and Milwaukee



AREA HIGHLIGHTS

- Excellent Jefferson Park Location
- Close to many shops and restaurants

AREA TENANTS

- Copernicus Center
- Subway
- Taste of Polonia
- Dunkin Donuts

TRANSPORTATION HIGHLIGHTS

- Easy access to 90/94
- Short Walk to Blue Line
- Close to Commuter Rail Station
- Surface parking on-site

PROPERTY HIGHLIGHTS

- Approximately 21,000 SF Office Building
- Renovation in Progress for Summer 2019 Occupancy
- For Lease as Single Tenant
- Existing Conditions Ideal for School, Training or Lab
- Ample On Site and Street Parking
- Short Walk to Blue Line and Commuter Trains
- Easy Access to 90/94

STEVEN GOLDSTEIN

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BRENT BURDEN, CCIM

Senior Vice President
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1ST FLOOR

4811 N MILWAUKEE
JEFFERSON PARK, CHICAGO, IL 60630

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JAMESON COMMERCIAL REAL ESTATE
425 West North Avenue | Chicago, IL 60610
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2ND FLOOR

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LOWER LEVEL

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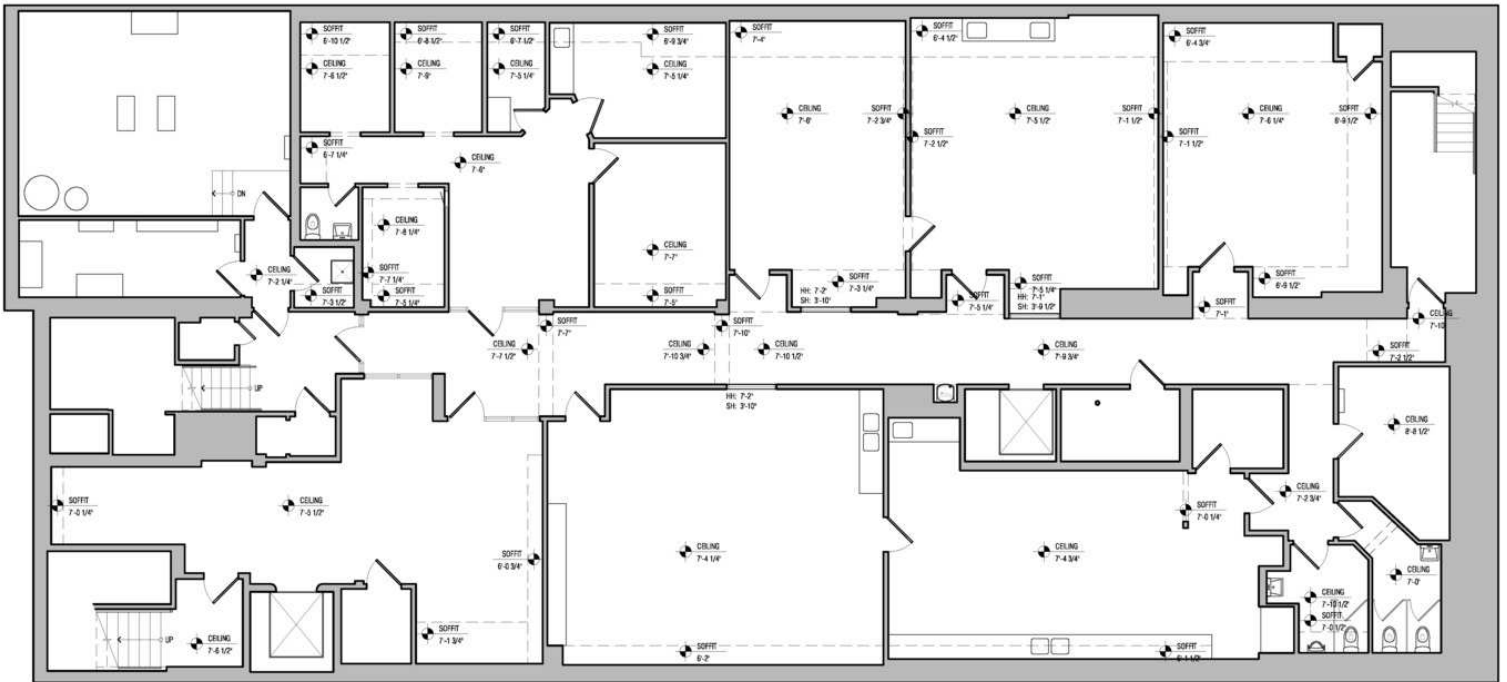
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FLOOR PLANS - BASEMENT

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FLOOR PLAN



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FLOOR PLANS - FIRST FLOOR

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FLOOR PLAN



WORK PLAN

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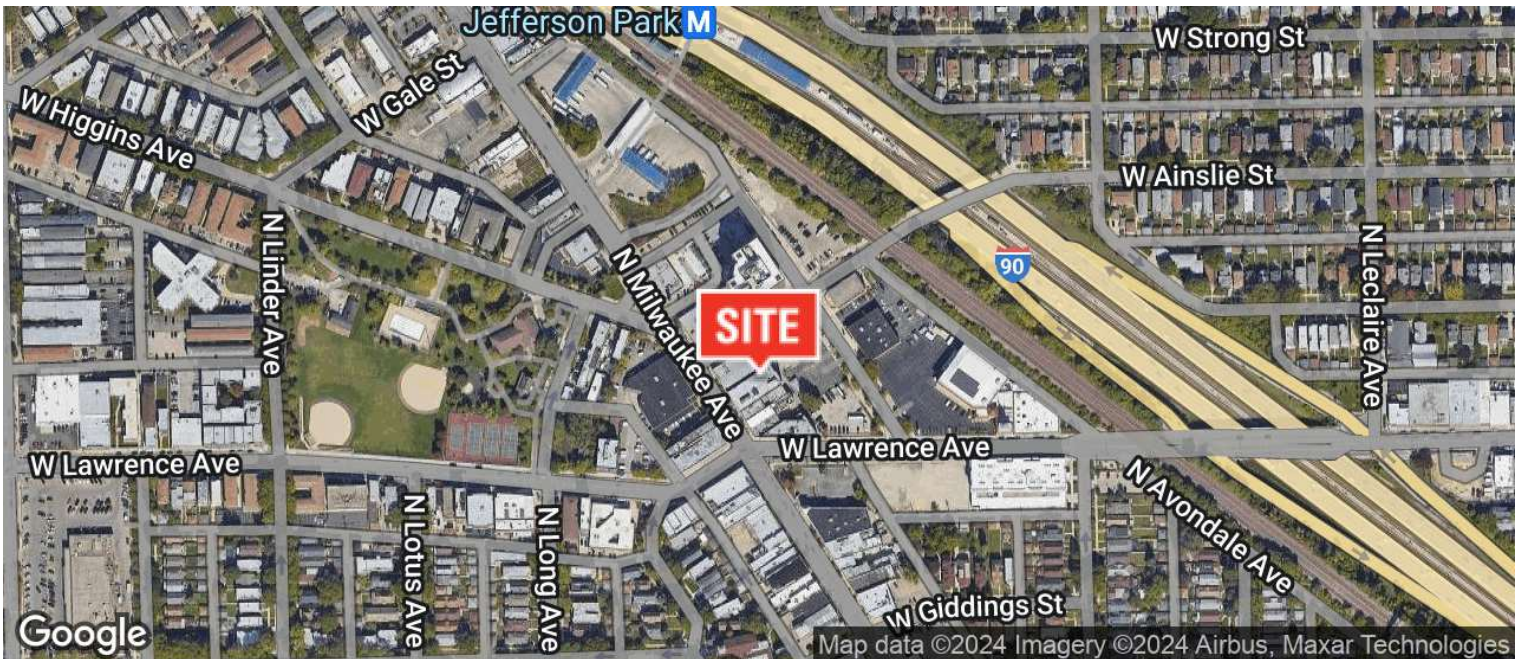
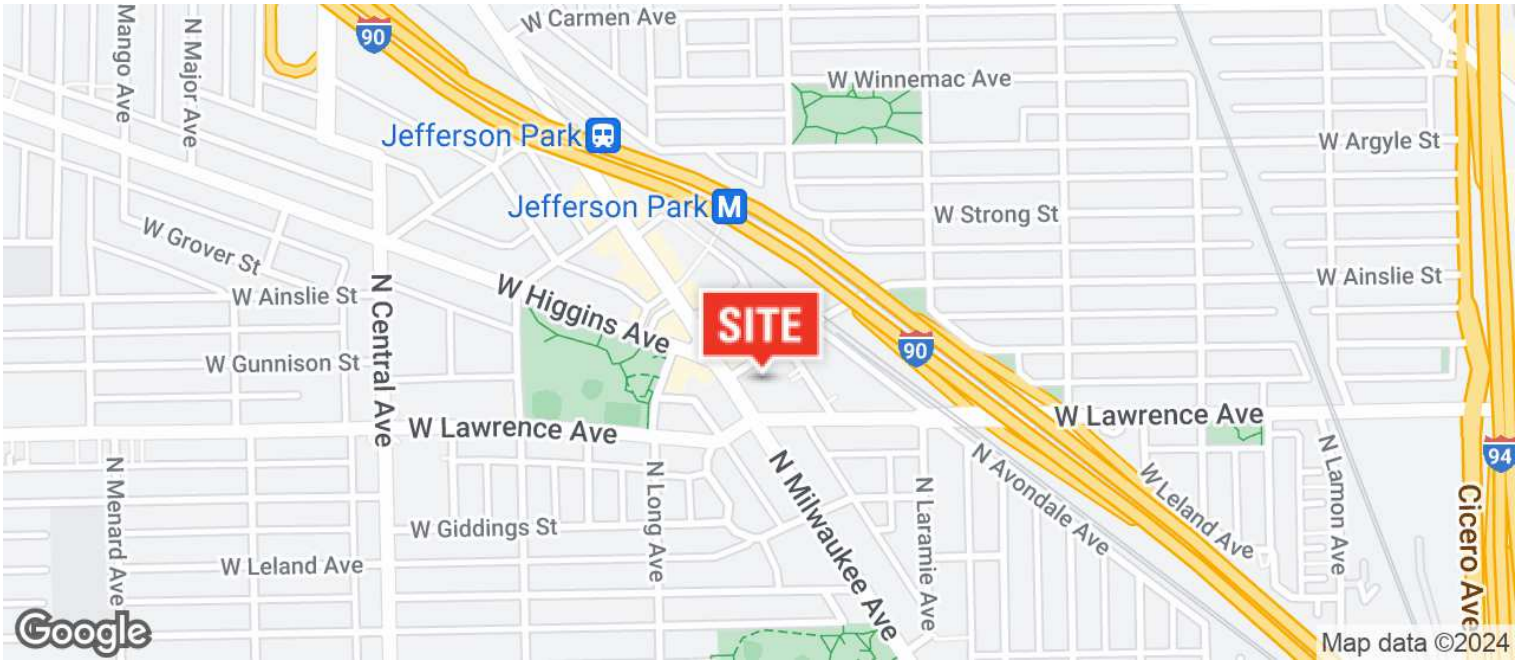
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AERIAL & STREET DETAIL

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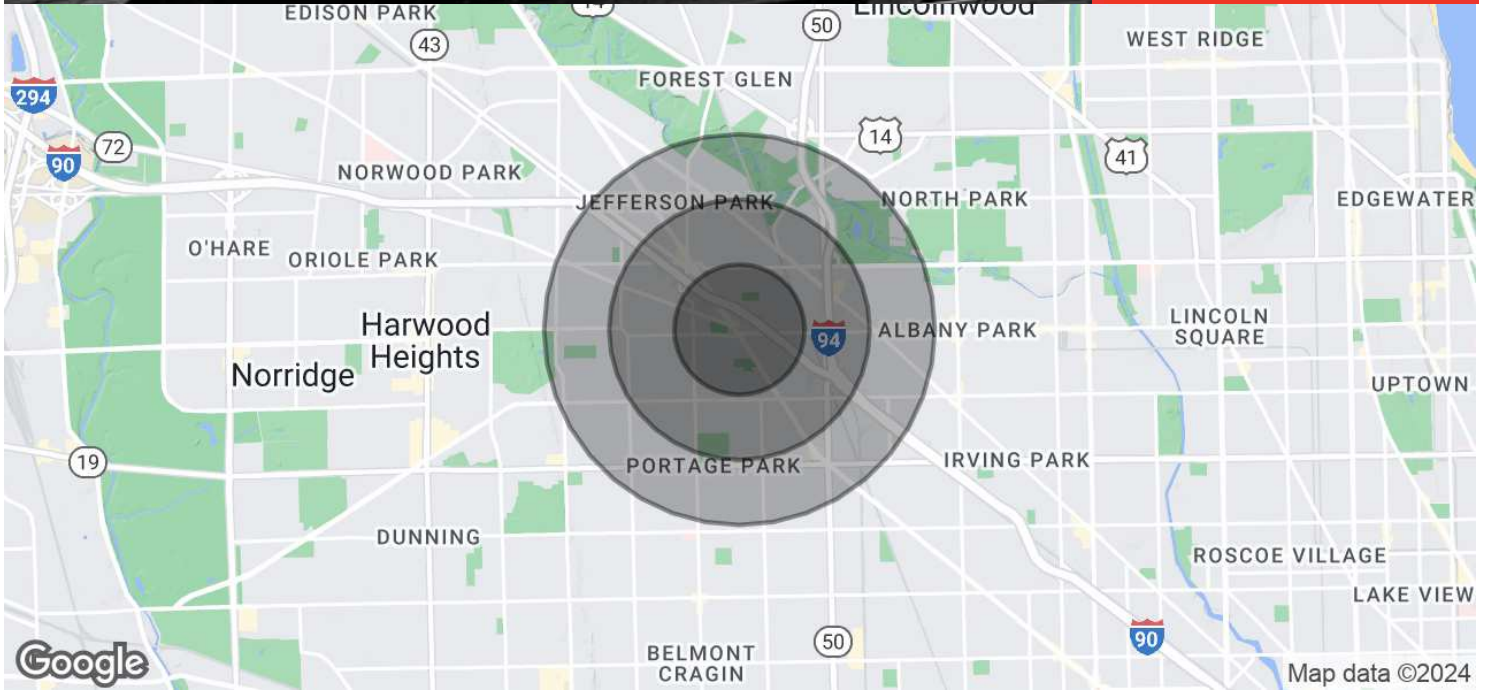
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FOR LEASE | OFFICE

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POPULATION

	0.5 MILES	1 MILE	1.5 MILES
Total Population	11,016	43,600	98,527
Average age	36.8	37.1	36.6
Average age (Male)	35.8	35.6	34.7
Average age (Female)	38.3	38.9	38.5

HOUSEHOLDS & INCOME

	0.5 MILES	1 MILE	1.5 MILES
Total households	4,503	16,846	36,149
# of persons per HH	2.4	2.6	2.7
Average HH income	\$61,821	\$64,651	\$67,578
Average house value	\$353,107	\$341,821	\$348,135

* Demographic data derived from 2020 ACS - US Census