



DORA'S CLEANERS

POLAMER



DOG GROOMER



for lease

3235 N HARLEM AVE

3233-3249 N Harlem Ave Chicago, IL 60634

ENDCAP WITH TONS OF STOREFRONT & PARKING



Offering Summary

AVAILABLE SF | 2,200 SF
ASKING PRICE | \$17.95 SF/YR
CAM & TAX | \$12.34 SF/YR



Traffic Count:

22,000+ VPD



Avg HH Income

\$74,652 (3 MILES)



Population

262,829 (3 MILES)



#Households

93,542 (3 MILES)

Prime **endcap** space, facing bustling Harlem Avenue, available now! Tenants and their customers enjoy a **full-sized parking lot**, just north of Belmont Avenue. Great signage facing the 22,000+ vehicles per day!

- 2,200 SF Endcap space available in a highly visible shopping center on busy Harlem Avenue
- Full-sized parking lot
- Great signage
- High-density local population

Nearby Tenants:



DOLLAR TREE

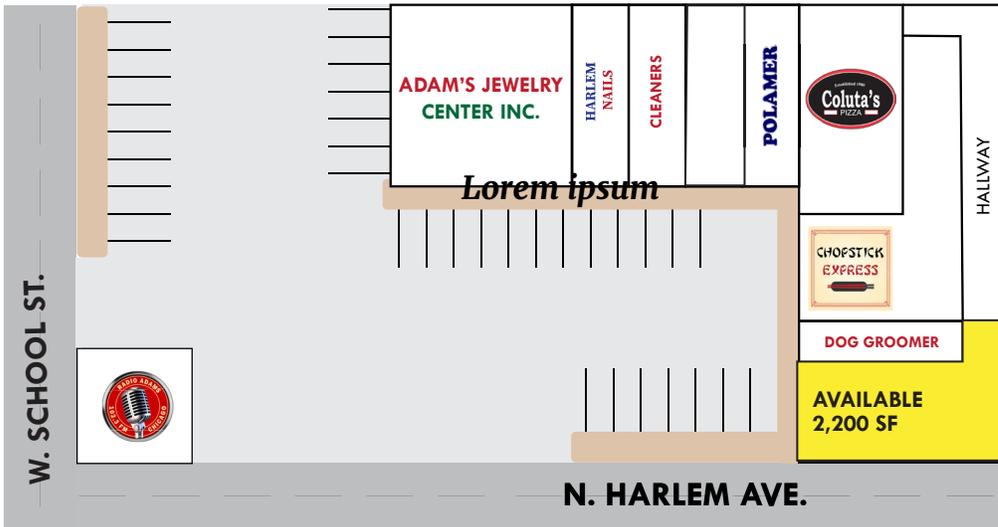


BANK OF AMERICA



MATANKY REALTY GROUP
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312-337-1001
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#	Tenant
3259	Radio Adam's
3249	Adam's Jewelry
3247	Harlem Nails
3245	Dora Cleaners
3240	Polamer
3239	Coluta's Pizza
3238	Chopstick Express
3237	Mutt Jackson
3235	AVAILABLE



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