

910 SF up to  
**1,821 SF**  
For Lease

**RETAIL/OFFICE**

# 1519 N FREMONT STREET

Within the North Ave / Clybourn / Halsted Corridor

**LINCOLN PARK**  
Chicago | IL

**KAIN**  
REAL ESTATE



## SPACE PLANS

# 1519 N FREMONT STREET

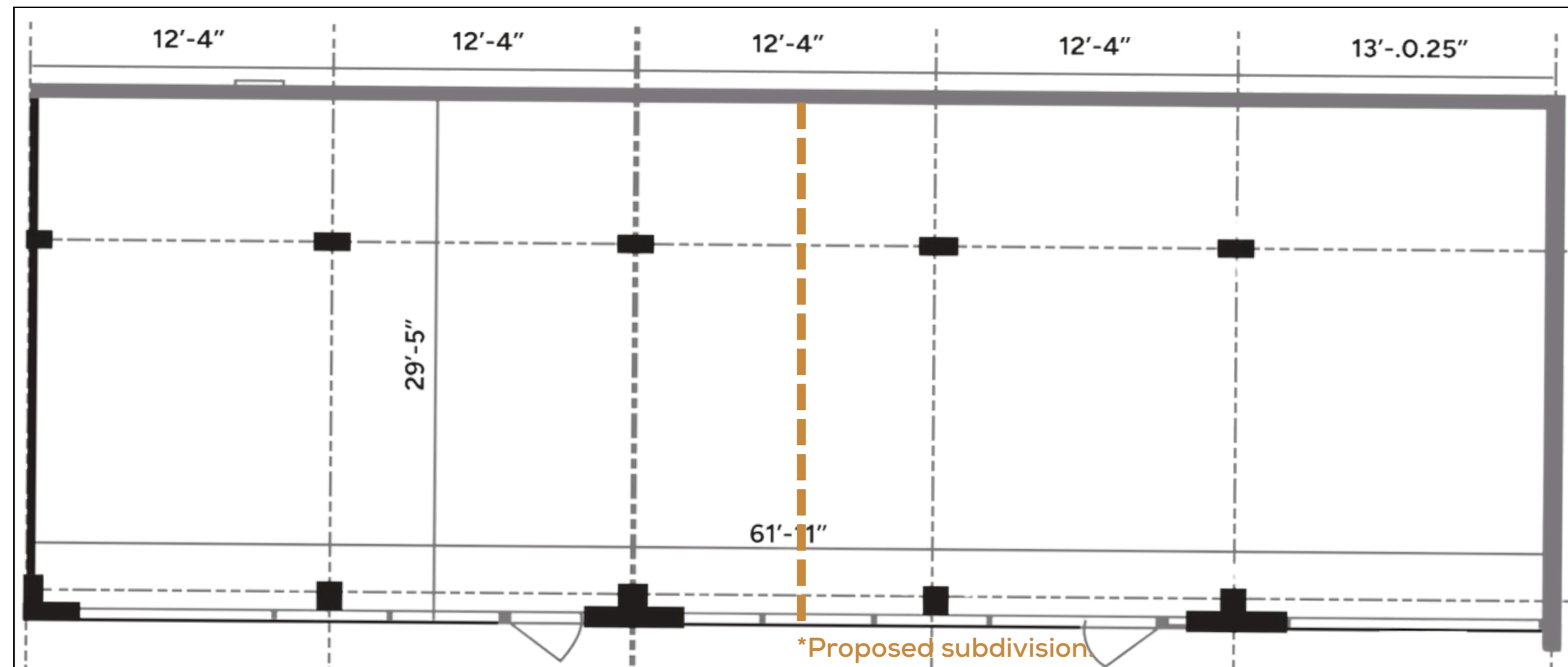
Within the North Ave / Clybourn / Halsted Corridor



## THE OPPORTUNITY

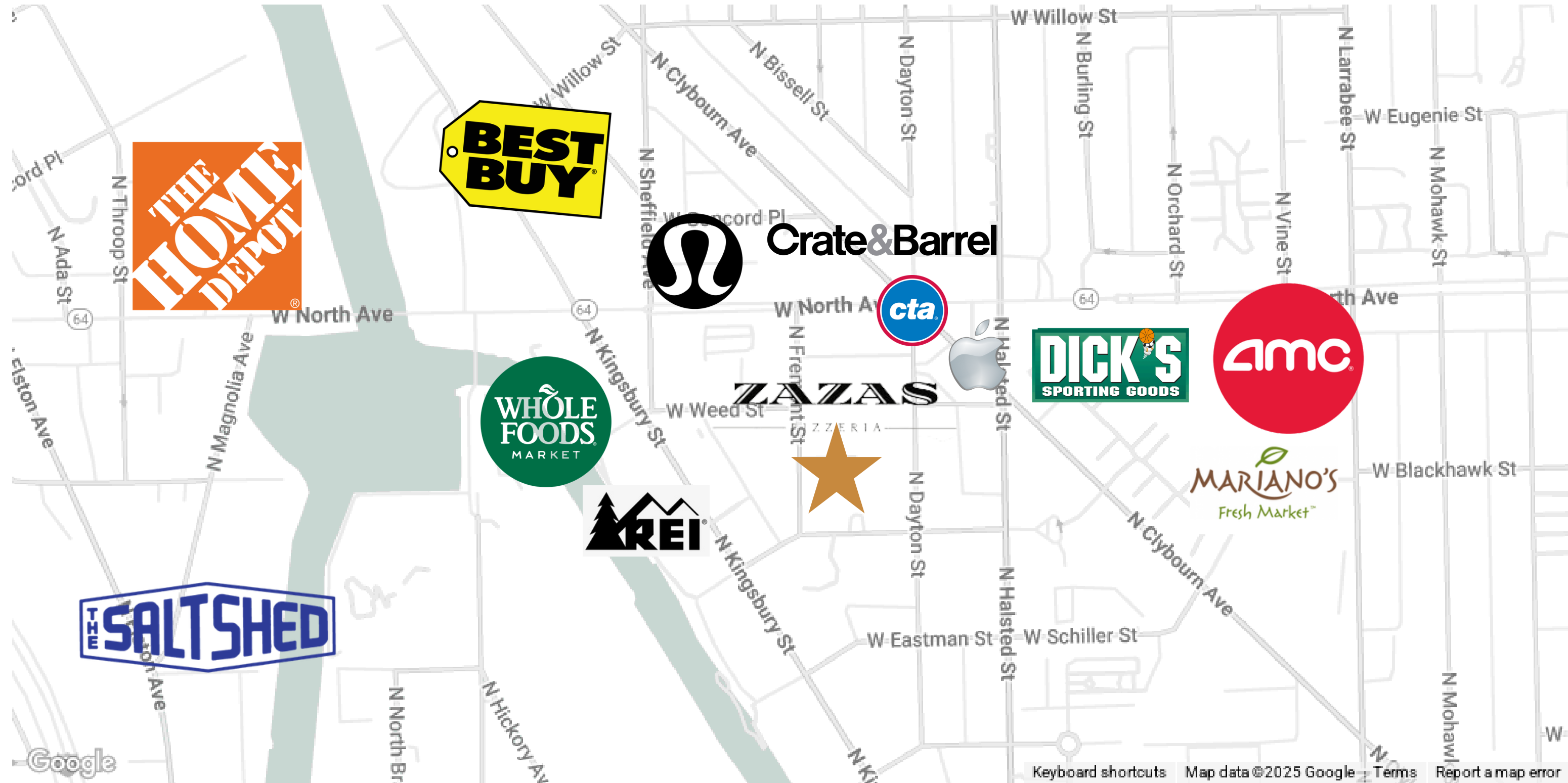
This 1,821 SF retail or office space offers exceptional visibility in one of Chicago's strongest trade areas—Lincoln Park's highly sought-after North Avenue / Clybourn / Halsted Corridor. Located at the base of a distinctive 98-unit micro-apartment new construction development, the space sits directly adjacent to Zaza's Pizzeria, attracting strong daily foot traffic.

Surrounding residential density includes SoNo West luxury condominiums and SoNo East Apartments, creating a built-in customer base of affluent residents. With C3 zoning, this space accommodates a wide variety of uses—ideal for retail, boutique fitness, medical office, café, or creative workspace.



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## THE OPPORTUNITY

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## LOCATION

Urban location near North Ave & Clybourn retail corridor

## SIZE

TOTAL: 910 - 1,821 square feet

## STATUS

Completed in 2016  
Mixed-use: Retail + Multifamily

## CEILING HEIGHTS

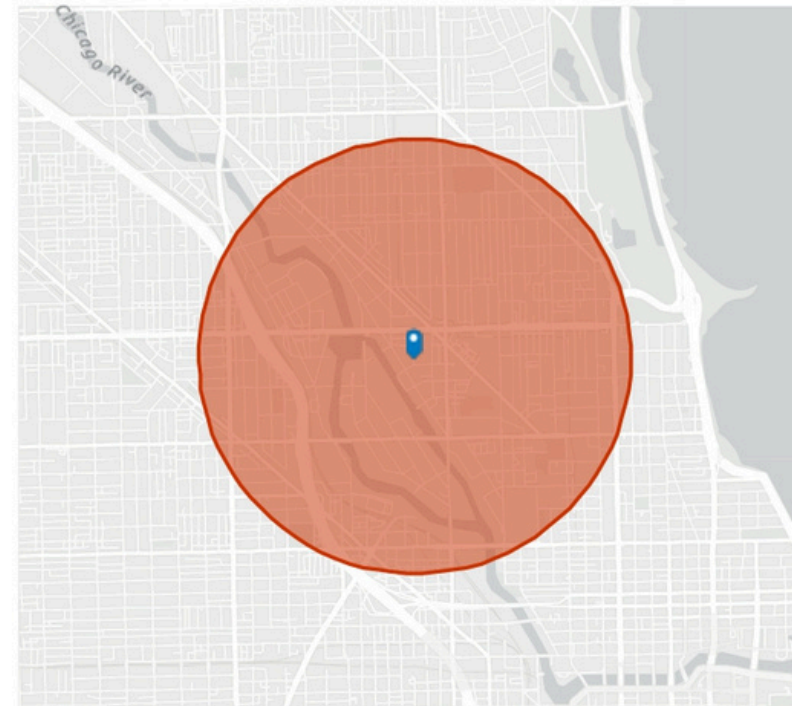
Ground Floor Retail: Approx. 12 feet

## ZONING

C3-5 Commercial District  
Alderman Brian Hopkins (2nd Ward)

## NEIGHBORING BUSINESSES

Zazas Pizzeria, Trader Joe's, Apple Lincoln Park, Crate & Barrel, REI, Whole Foods, SoNo East Apartments & SoNo West Condominiums, North & Clybourn Red Line Station (0.2 mi)



## Population Trends and Key Indicators

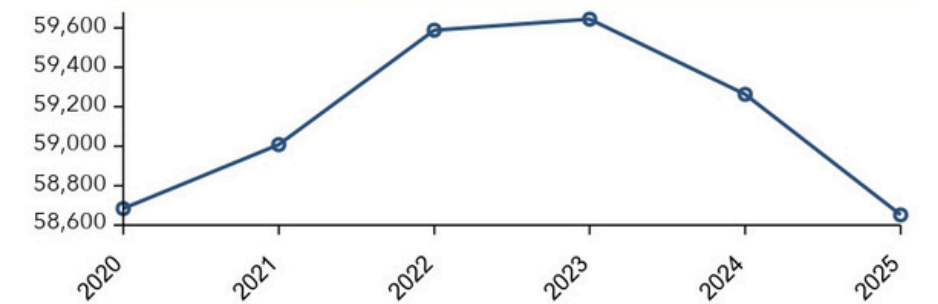
1519 N Fremont St, Chicago, Illinois, 60642  
Ring band of 0 - 1 miles

58,652	32,229	1.79	32.8	\$145,729	\$635,056	131	78	58
Population	Households	Avg Size Household	Median Age	Median Household Income	Median Home Value	Wealth Index	Housing Affordability	Diversity Index

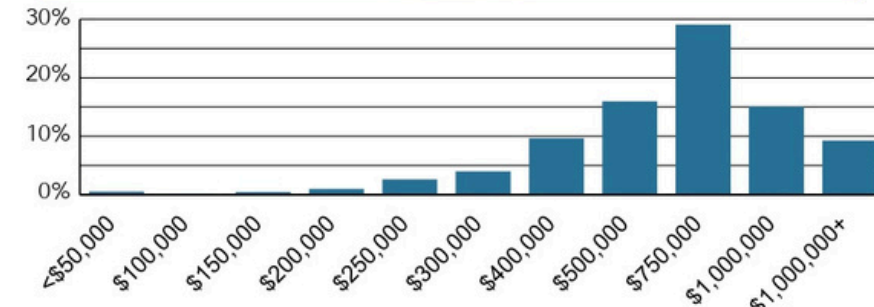
### MORTGAGE INDICATORS



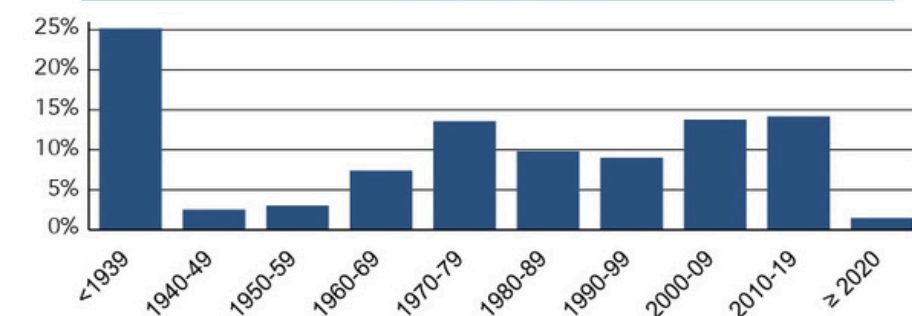
### Historical Trends: Population



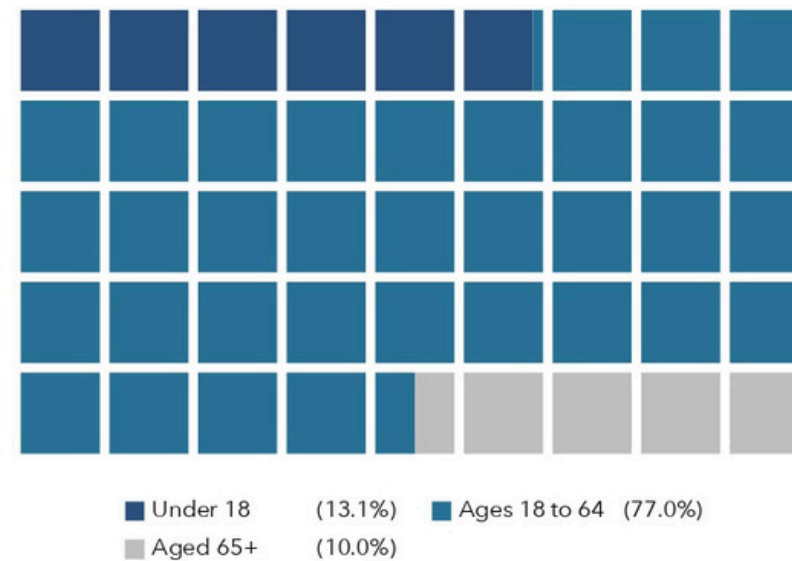
### Home Value



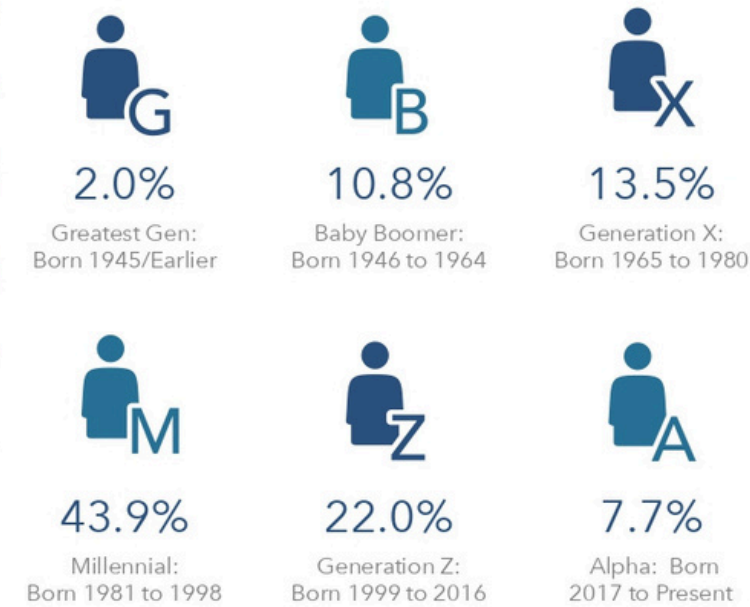
### Housing: Year Built



### POPULATION BY AGE



### POPULATION BY GENERATION



Source: This infographic contains data provided by Esri (2025, 2030), Esri-U.S. BLS (2025), ACS (2019-2023). © 2025 Esri



**FOR MORE  
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