

**1620 W. 59th Street**  
Chicago, IL 60636

**SUBLEASE**  
Retail Space

**AVAILABLE**



**EDGEMARK**

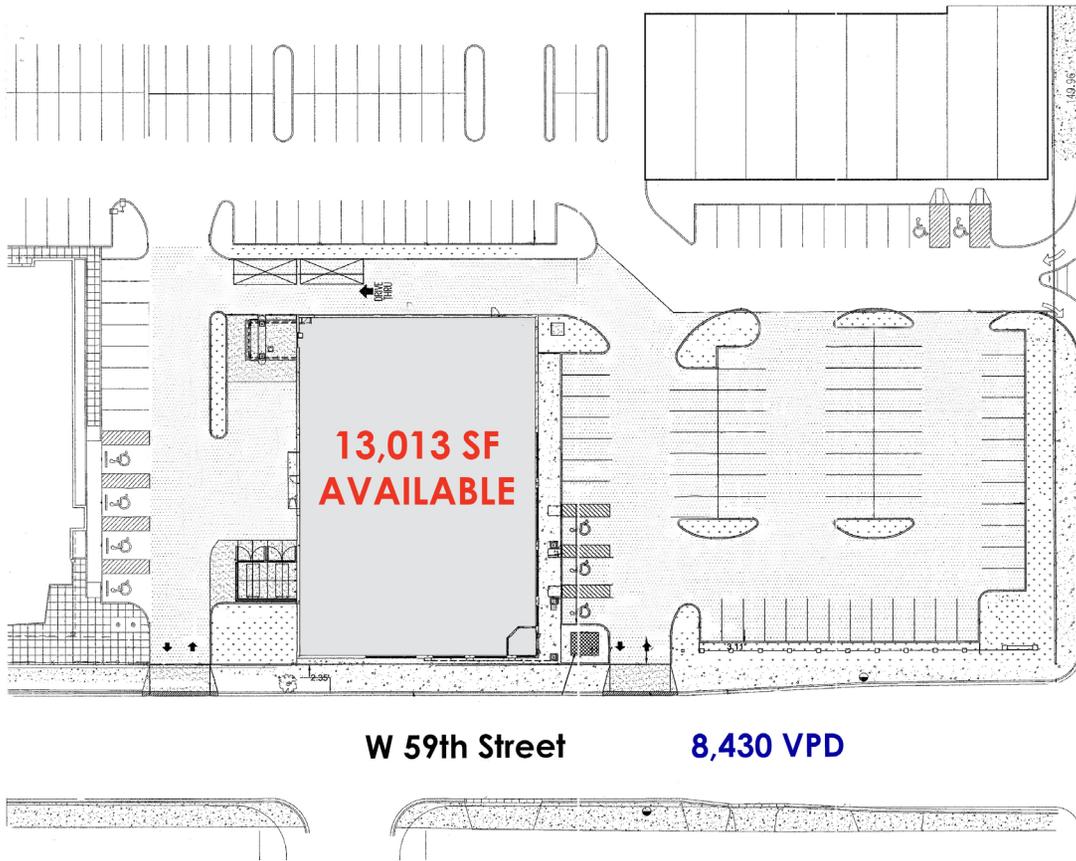
**CONTACT**  
INFORMATION

**MATT SMETANA**  
630.572.5632  
[mismetana@edgemarkllc.com](mailto:mismetana@edgemarkllc.com)

**MIKE WESLEY**  
630.572.5610  
[mwesley@edgemarkllc.com](mailto:mwesley@edgemarkllc.com)

**EDGEMARK COMMERCIAL REAL ESTATE SERVICES LLC**  
2215 York Road, Suite 210  
Oak Brook, IL 60523  
630.472.1010  
[www.edgemarkllc.com](http://www.edgemarkllc.com)

# SITE PLAN



S Ashland Ave 16,439 VPD

W 59th Street

8,430 VPD



## SUBLEASE

1620 W. 59th Street  
Chicago, IL 60636

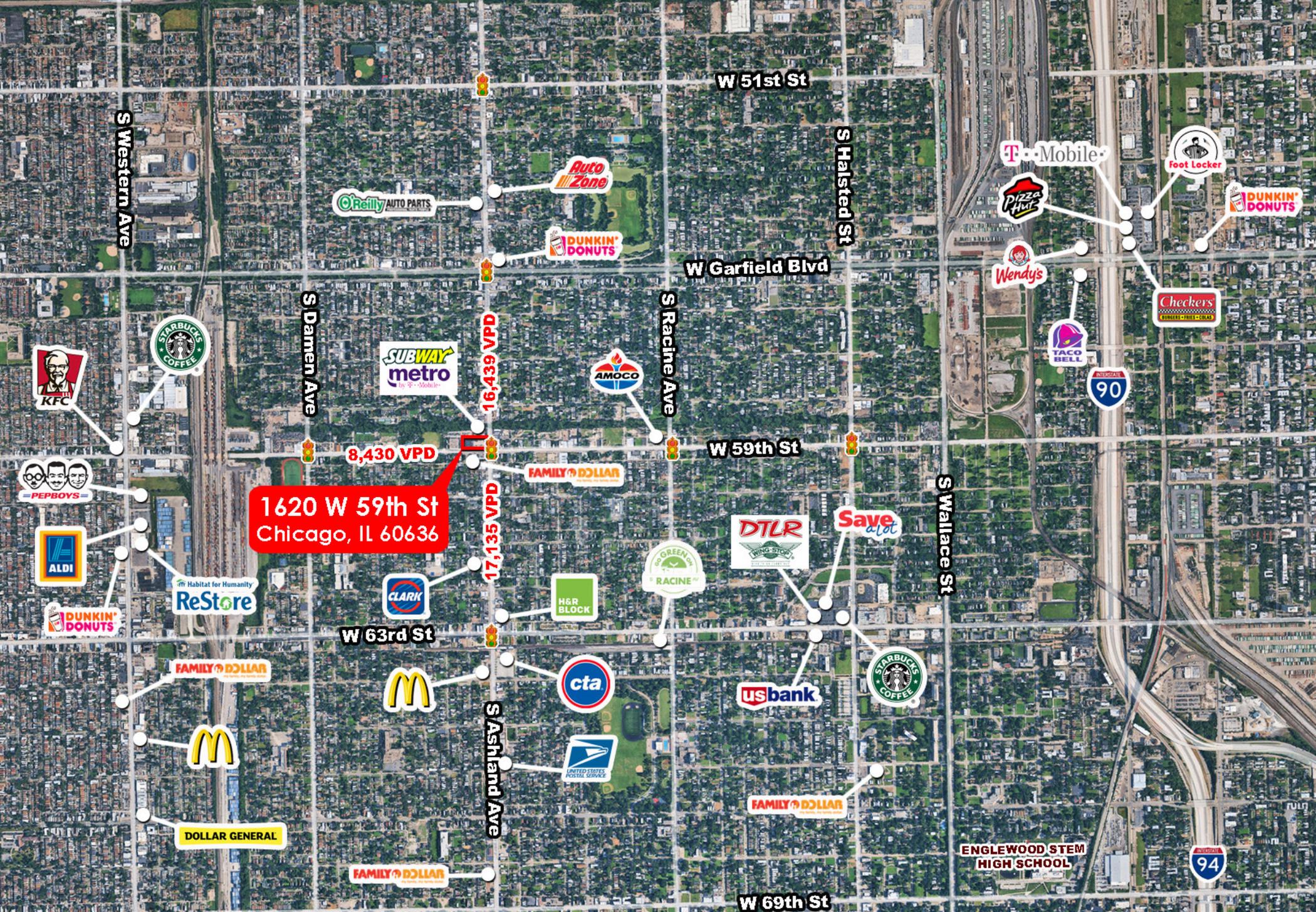
- 13,013 SF former CVS Space.
- Pylon Signage Available.
- Located on busy Ashland Ave with easy access to I-90.
- Curb cuts on Ashland Ave and 59th Street.
- Ample parking.

### AREA RETAILERS



### DEMOGRAPHICS

	.5 MILE	1 MILE	1.5 MILE
POPULATION	8,808	31,481	87,590
AVG HH INCOME	\$67,271	\$59,061	\$60,967
DAYTIME POPULATION	1,075	3,854	10,964
TRAFFIC COUNTS		Ashland Ave	16,439 VPD
		59th St	8,430 VPD



**CONTACT INFORMATION**  
**MATT SMETANA**  
 630.572.5632  
[msmetana@edgemarkllc.com](mailto:msmetana@edgemarkllc.com)

**MIKE WESLEY**  
 630.572.5610  
[mwesley@edgemarkllc.com](mailto:mwesley@edgemarkllc.com)

The information contained herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy but we do not guarantee it.