

**FOR SALE**



**222 E Ontario Street**  
Prime Streeterville Restaurant/Retail Building



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## OFFERING SUMMARY AND OVERVIEW

Freestanding, single-tenant property in Chicago's vibrant Streeterville submarket available for sale. Since 1978, the property has continuously housed one of Chicago's top-rated French restaurants (2 years remain on lease).

Located east of North Michigan Avenue and on the north side of Ontario Street, the property is surrounded by a dazzling mix of commercial, office, and residential properties, including several mid-to high-rise hotels and multi-family residences, The surrounding hotels include the Hyatt Centric, Hotel EMC2 Autograph Collection, Marriott Fairfield, Aloft Chicago Mag Mile, the St. Clair. Northwestern Memorial Hospital and Medical Complex is located directly to the north

<b>Sale Price:</b>	\$3,500,000
<b>Cap Rate:</b>	6.25%
<b>Lot Size:</b>	3676 SF or .08 acres
<b>Property Type:</b>	3-Story, Single Tenant Retail
<b>Building Size + Basement:</b>	5846 SF + 2000 SF
<b>Occupancy:</b>	100% Leased
<b>Market/ Neighborhood:</b>	Chicago/Streeterville
<b>Address:</b>	222 E Ontario St., Chicago, IL 60611
<b>Year Built:</b>	1881
<b>Taxes:</b>	(2021)\$34,417
<b>Parking Spaces:</b>	4 (in rear)
<b>Frontage:</b>	30.4 feet of frontage (on north side of East Ontario)
<b>Zoning:</b>	DX-12



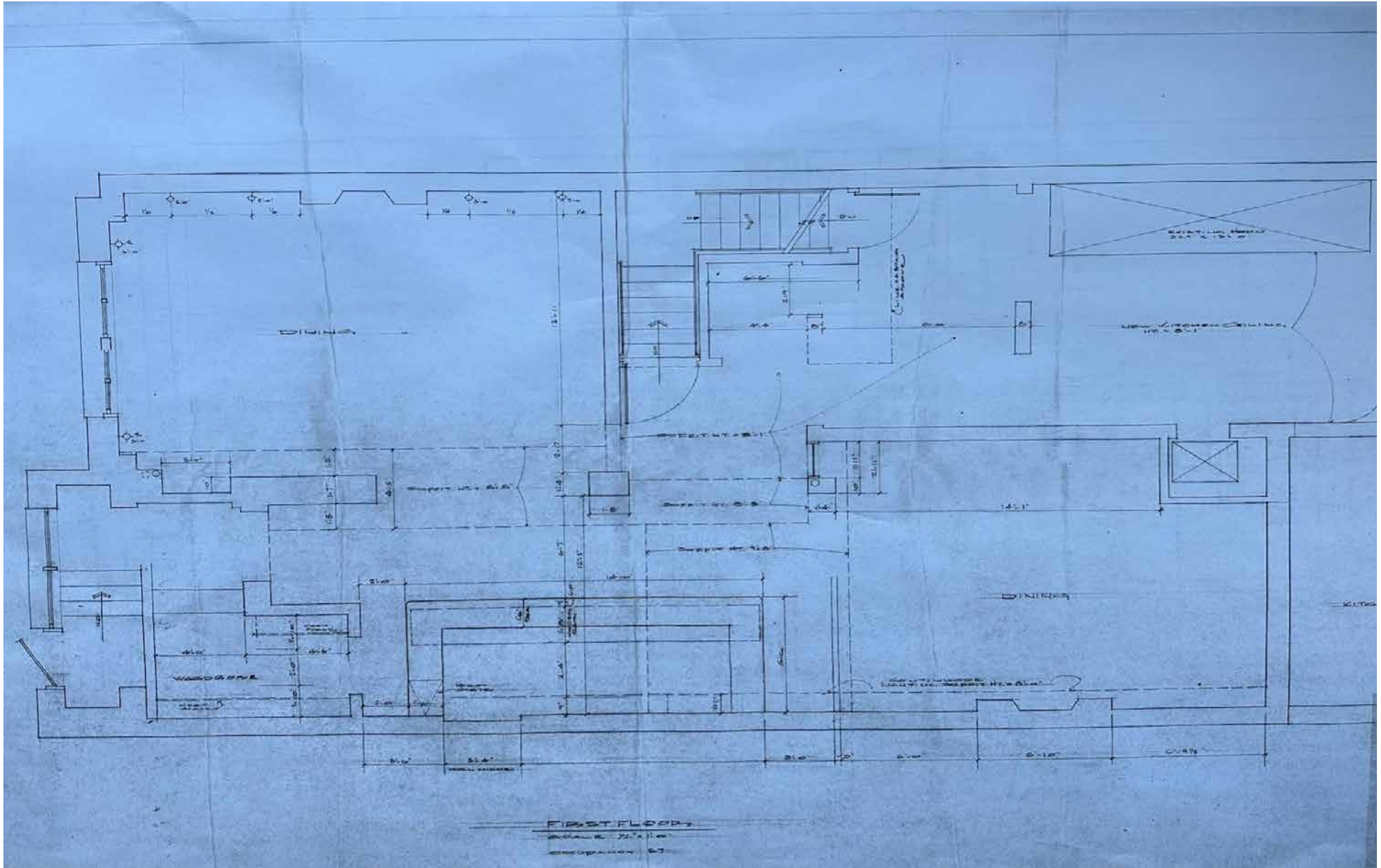
## BUILDING HIGHLIGHTS

### Site Description

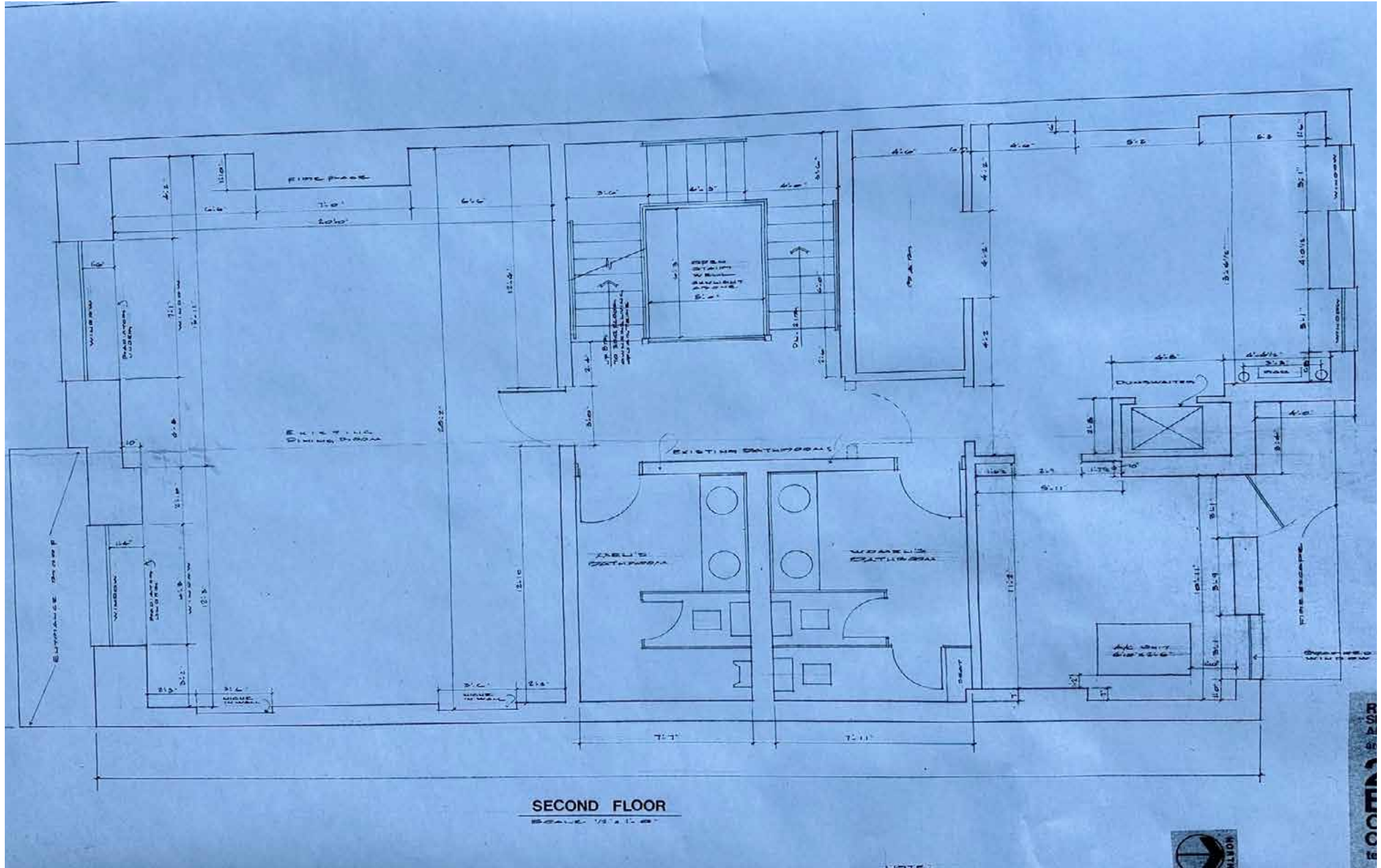
- Booming Streeterville location steps from Michigan Avenue, the Apple Store, Riverwalk, hotels, restaurants
- 12-foot ceiling heights
- Excellent Transportation
- Walk Score 93
- Transit Score 99
- 1-mile demographics (US Census 2023 estimate)
- Total Population: 118,980
- Avg HH Income: \$150,113
- Median Home Value: \$498,927
- Median Age: 40



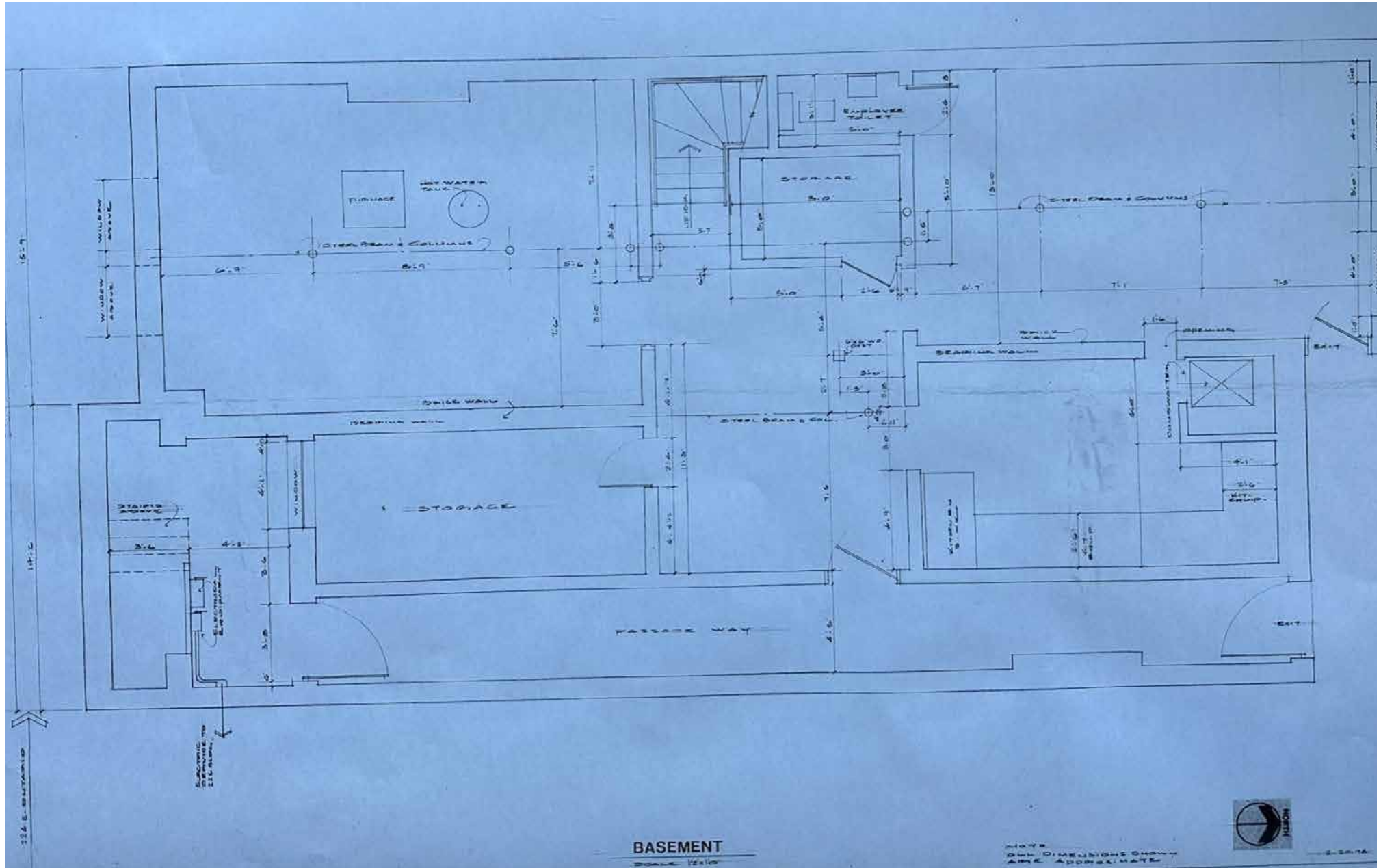
# 222 E ONTARIO 1st FLOOR



# 222 E ONTARIO 2nd FLOOR

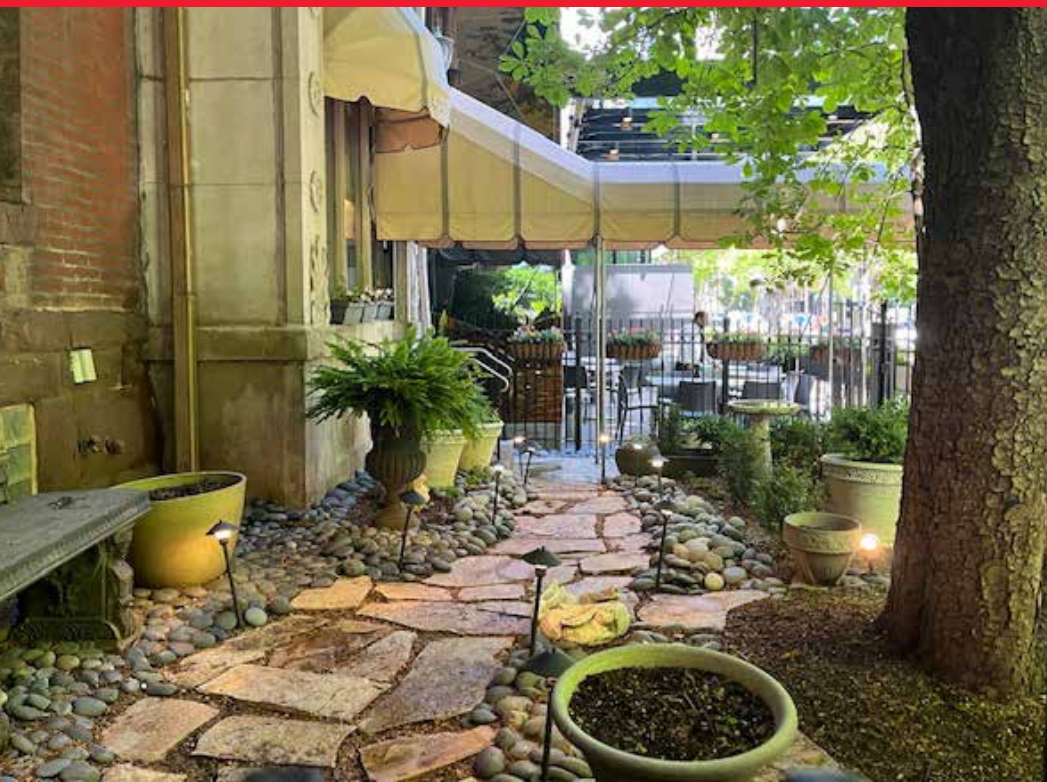


# 222 E ONTARIO BASEMENT





# GARDEN VIEWS





## Les Nomades Restaurant 1<sup>st</sup>/2<sup>nd</sup> Floor Dining Rooms







## WINE CAVE / KITCHEN



# PREMIER RETAIL, RESIDENTIAL AND TOURIST LOCATION



# DEMOGRAPHICS

Radius	1-Mile	3-Mile	5-Mile
Population			
2028 Projection	127,805	393,554	785,499
2023 Estimate	118,980	374,336	766,418
2010 Census	73,817	276,556	670,974
Growth 2010-2023	61.18%	35.36%	14.22%
Median Age	39.50	38.30	37.60
2023, Median Age, Male	39.60	38.40	37.60
2023, Median Age, Female	39.50	38.20	37.60
2023 Avg HH Size	1.50	1.70	1.90
2023 Avg HH Income	\$150,113	\$144,713	\$128,540
Households 2023 Estimate	73,728	152,993	328,046
Growth 2010-2023	56.10%	33.94%	14.31%



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The information contained herein has been obtained from sources deemed reliable but is subject to verification, change, withdrawal without notice, and is submitted without warranty as to accuracy by Ann Anovitz Associates.

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