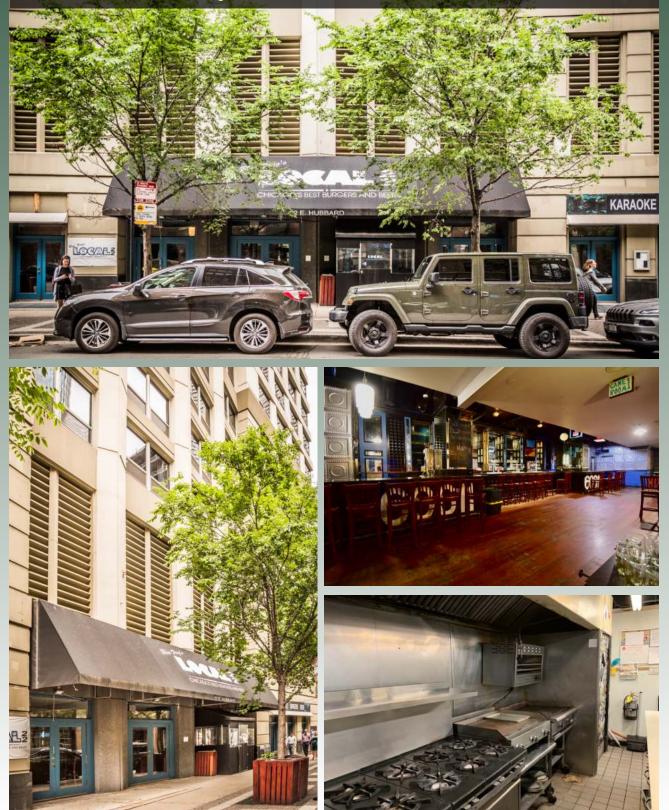
River North

Restaurant/bar space with large frontage at the base of the Courtyard by Marriott Hotel for lease.

22 E. Hubbard St., Chicago



Property Description

Georg Simos

Restaurant/retail opportunity the base of the Courtyard a Marriott Hotel, with 337 rooms. Directly across the street one of Chicago staple, Shaw's Crab House has operated since 1984. The space has an unusually large 60' frontage that allows for a sizable sidewalk café. Floor to ceiling French doors open onto the sidewalk for a seamless al fresco experience. Other features include a fully equipped kitchen, 24 handle tap system, walk-ins and an 18' hood.

Lease Rate:	\$30.00/SF NNN	Property Taxes:	\$23.50/SF
Size (Approx.):	4,500 SF	OpEx:	N/A
		Zone:	PD 479

For additonal information or to schedule a showing, contact:

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Demographics		
Population	2-Mile	5-Mile
2010 Population	164,161	718,719
2022 Population	248,563	792,836
2027 Population Projection	262,074	797,889
Annual Growth 2010-2022	4.3%	0.9%
Annual Growth 2022-2027	1.1%	0.1%
Households		
2010 Households	97,503	343,030
2022 Households	144,088	380,976
2027 Household Projection	151,422	383,741
Income		
Avg. Household Income	\$147,678	\$124,017
Median Household Income	\$119,263	\$94,183
Source: Costar		

Nearby Businesses

Shaw's Crabhouse	Barstool River North
Andy's Jazz Club	Mother Hubbard's Sports Pub
Adobe	Theory
Kitchen + Kocktails	Rossi's
Vermilion	El Hefe Chicago

Location: River North

River North is a lively neighborhood in the Near North Side. It boasts luxe shops and eateries, plus posh nightclubs and cocktail bars. Opened in 1930 in a former industrial area, the sprawling Merchandise Mart attracts throngs of shoppers to its home and office design showrooms. Surrounding the Mart, artist's studios in converted warehouses and lofts form a hub that sustains the area's foremost art galleries

- Google.com

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On East Hubbard Street, between North State Street and North Wabash Avenue



No representation made as to the accuracy of this information and it is submitted subject to errors, omissions, prior sale or withdrawal without notice.