

# Vacant land Bronzeville

5415 Prairie Ave, Chicago, IL 60615



Presented by  
Coldwell Banker

## Price: \$225,000

An Exceptional Double Lot Opportunity in the Heart of Bronzeville! Positioned along one of Chicago's most historically rich corridors, 5415 S. Prairie Avenue presents a rare opportunity to shape the future of Bronzeville with a 50 x 180 double lot (approx. 9,147 sq ft) zoned RS-3- perfectly suited for a custom single-family residence with allowed ADU units, thoughtfully designed modern two-flats or upzoning to RT-4 or RM-5 if aiming for 3+ units. Set within the vibrant Bronzeville/Grand Boulevard community, this oversized parcel is surrounded by a dynamic blend of classic Chicago greystones and striking new construction, reflecting the neighborhood's continued growth and strong investment appeal. King Drive anchors the area with a rich mix of local restaurants, cafes, and neighborhood staples, creating a lifestyle rooted in culture, history, and convenience. Location is everything-and this one delivers. Just minutes away, you'll find Washington Park, offering expansive green space, walking trails, and recreational amenities, along with the renowned DuSable Black History Museum and Education Center, a cornerstone of Chicago's cultural legacy. Enjoy easy access to the lakefront with 57th Street Beach, perfect for summer days, bike rides, and scenic relaxation. Daily conveniences are just around the corner, including Whole Foods Market and Trader Joe's, along with the popular dining and shopping corridor along



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Chicago's iconic Museum Campus, home to the Field Museum, Shedd Aquarium, and Adler



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dining and shopping corridor along 53rd Street in Hyde Park, known for its vibrant restaurant scene and local boutiques. The property is also ideally located near the prestigious University of Chicago, as well as the world-class Museum of Science and Industry and Chicago's iconic Museum Campus, home to the Field Museum, Shedd Aquarium, and Adler Planetarium. Commuting is seamless with nearby access to the CTA Green Line (43rd & 47th Street stations) and the Red Line via Sox/35th, along with multiple CTA bus routes including #3 King Drive and #47 47th Street. For drivers, proximity to Lake Shore Drive and I-90/94 (Dan Ryan Expressway) ensures quick travel throughout the city. This is more than just land-it's an opportunity to build in a location that connects history, culture, education, recreation, and modern living. Whether you envision a timeless residence or a standout new construction project, 5415 S. Prairie Avenue offers the scale, setting, and accessibility to bring your vision to life.

Near the prestigious University of Chicago & Medical District  
Seamless commuting and located near CTA Green Line  
Recreation, Historic Culture & World-class Museum

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## Property Photos



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## Property Photos



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## Market Snapshot: Chicago 60615 Trade Area

A dynamic urban trade area with a high-density population of young, educated professionals. With a heavy leaning toward rental housing and significant disposable income, the area presents a robust opportunity for consumer-facing businesses and residential investment.



### Demographics & Lifestyle



**The "Metro Renter" Profile**  
Primary segment consists of educated professionals (median age 32.9) focused on digital engagement.



**High-Rise Urban Living**  
Residents typically favor urban high-rises and maintain active lifestyles including frequent travel.

# 18,074

**People Per Square Mile**  
An exceptionally dense urban core with a steady population and high daytime activity.

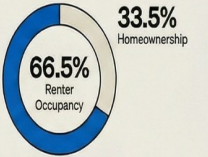
### Economic & Housing Profile

# \$95,745

**Average Household Income**

\$69,621

■ Disposable Income □ Taxes & Expenses  
Strong spending power is further evidenced by a high average disposable income of \$69,621.



The market is predominantly rental-based, with homeownership accounting for only 33.5%.

# \$265,000

**Median Home Value**

Home values have seen a steady 2.3% increase over the past 12 months.



### Financial Metrics Snapshot

Avg. Household Income	Per Capita Income	Avg. Disposable Income
\$95,745	\$52,143	\$69,621

Untitled design (27)

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## Location

