



2 AVAILABLE SECOND GENERATION RESTAURANT SPACES FOR LEASE

DOWNTOWN EVANSTON
1707-1709 BENSON AVE, EVANSTON
FOR LEASE



CONTACT: CHelsea HENDERSON chenderson@metrocre.com 847.337.5287

PROPERTY HIGHLIGHTS

- 2 Second Generation Restaurant spaces (5,626 SF Total)
 - » 2,135 SF North Suite
 - » 3,491 SF South Suite
- Situated Just Blocks from Northwestern University (23,000 Students and Faculty)
- Ample street parking

DEMOGRAPHICS

1 MILE 3 MILES 5 MILES

TOTAL POPULATION	33,518	168,468	408,613
DAYTIME POPULATION	32,966	102,998	261,406
HOUSEHOLDS	13,527	68,116	166,795
AVG HH INCOME	\$131,994	\$144,065	\$129,083

TRAFFIC COUNTS

BENSON AVE	1,437 VPD
CHURCH ST	3,122 VPD

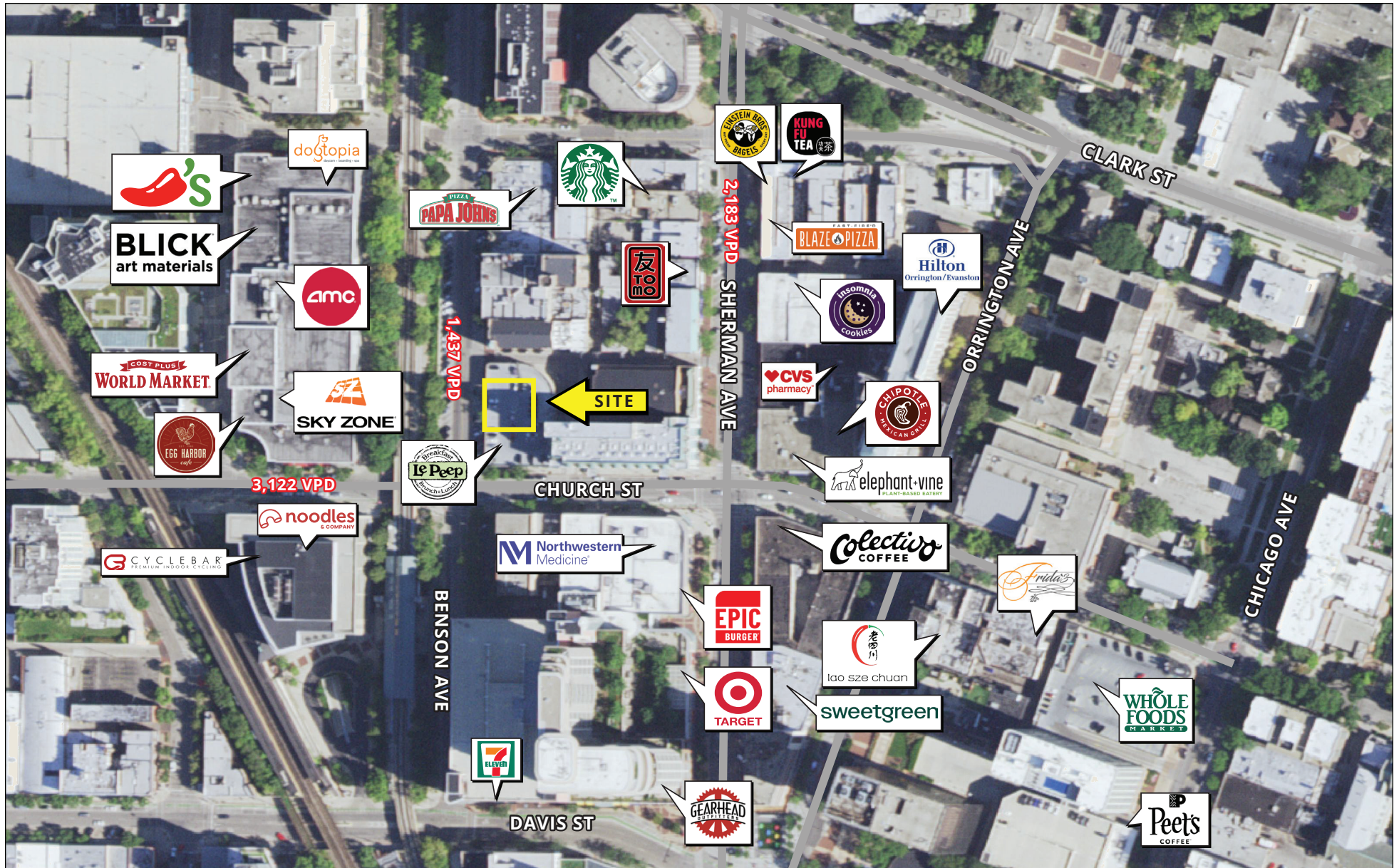
AREA TENANTS INCLUDE



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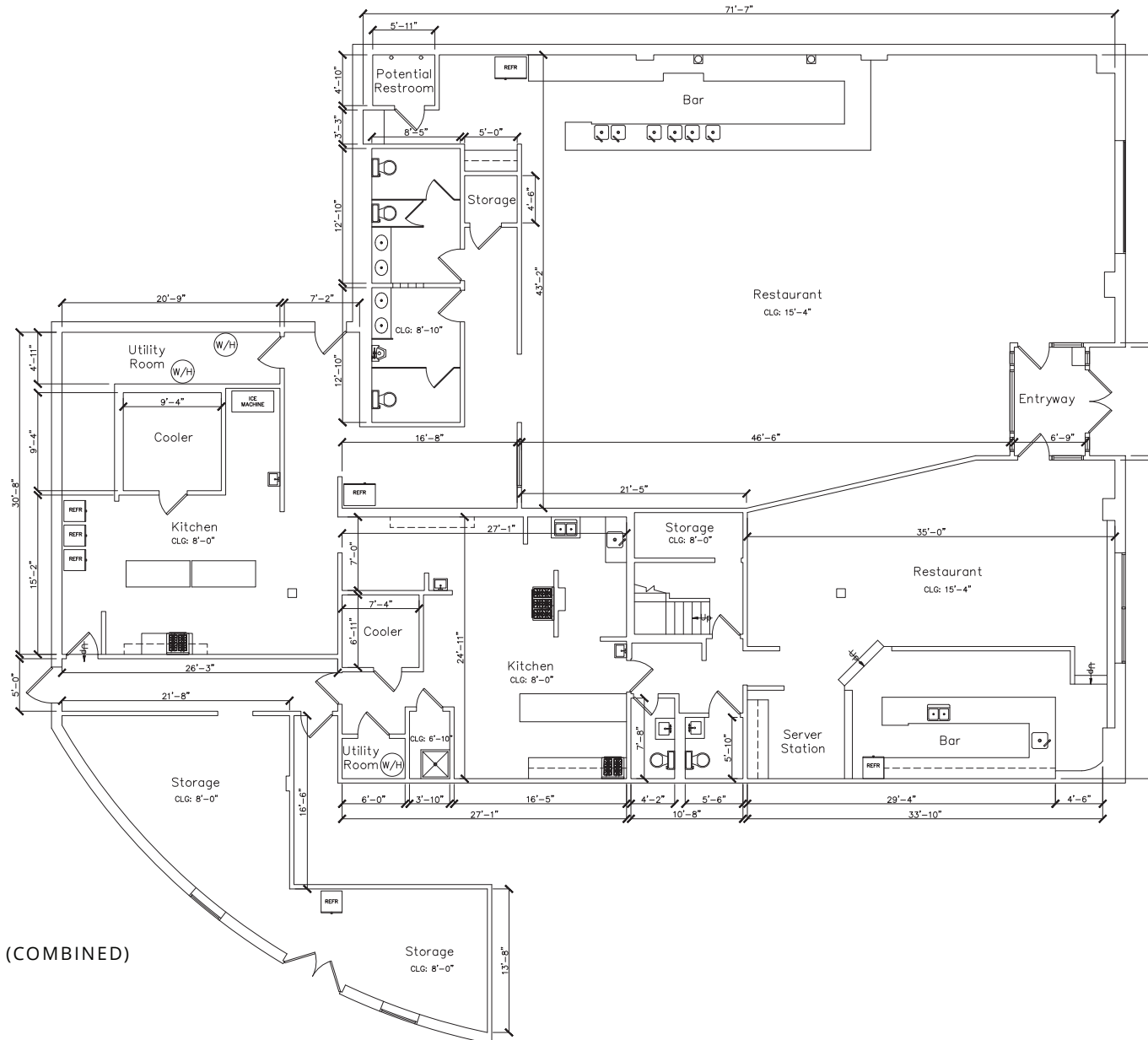


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1707-09 BENSON AVE (COMBINED)
GLA = 5,626 SF

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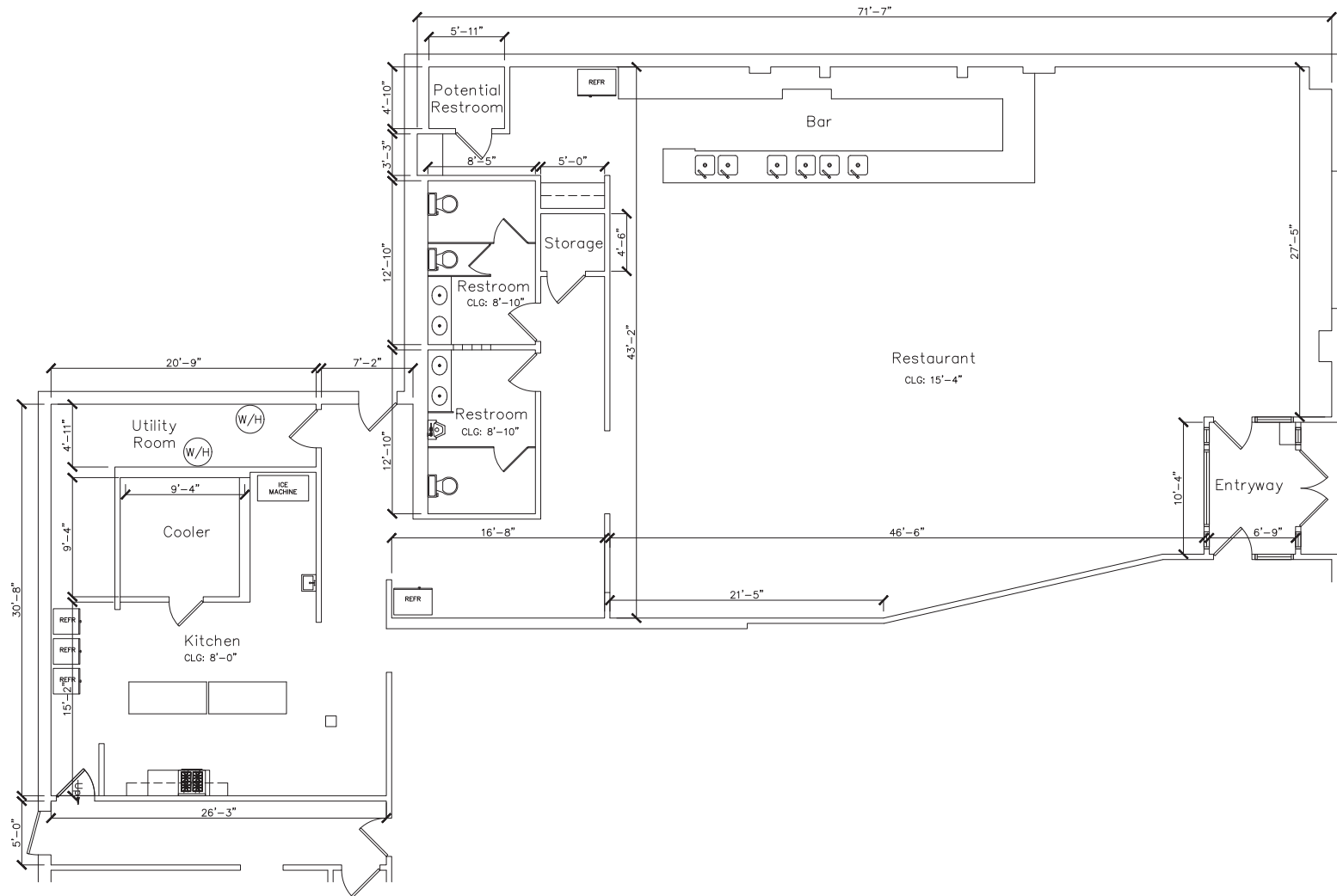


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1707 BENSON AVE, EVANSTON

FOR LEASE



1707 BENSON AVE (SOUTH SUITE)

GLA = 3,491 SF

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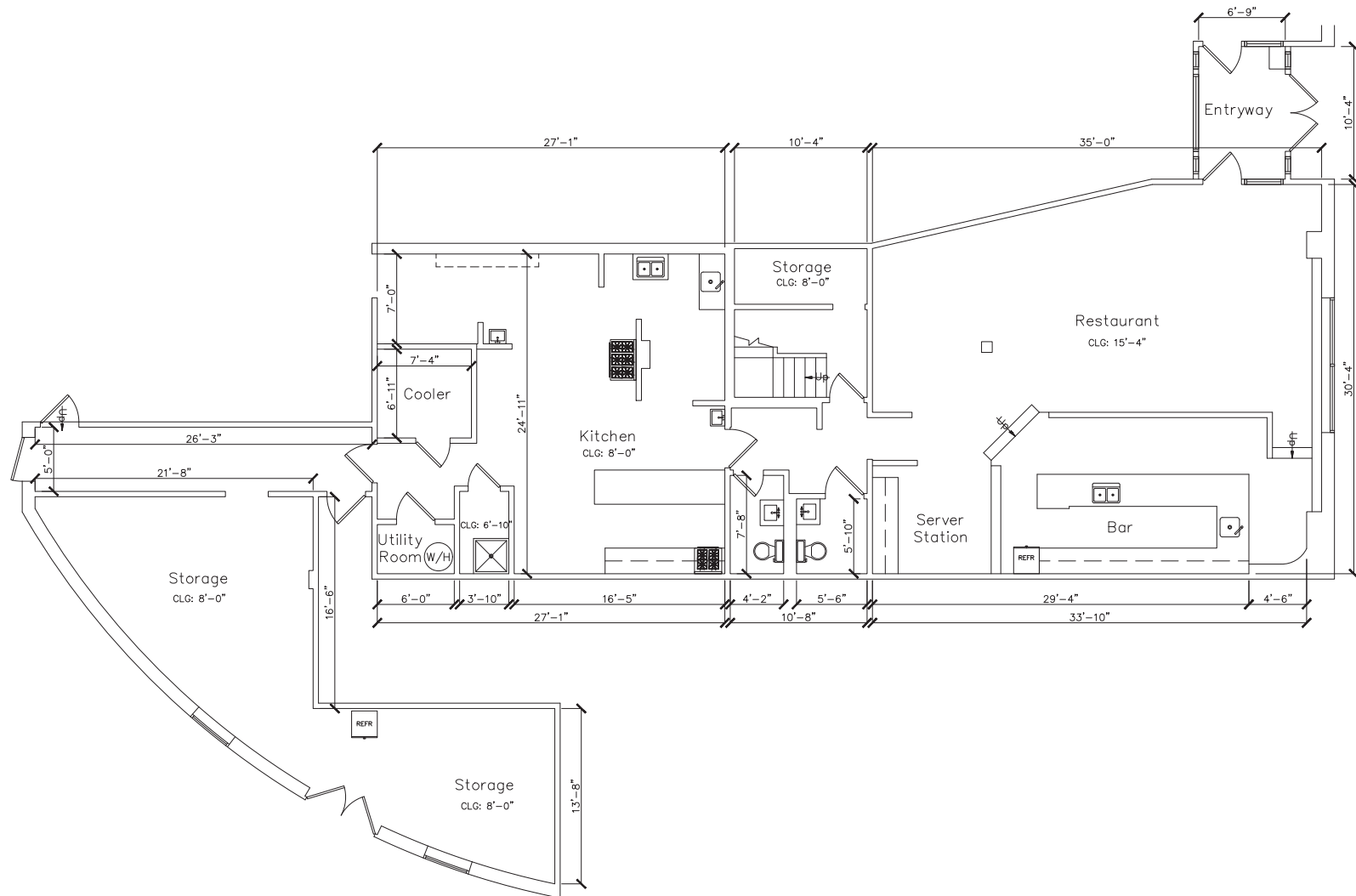


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DOWNTOWN EVANSTON

1709 BENSON AVE, EVANSTON

FOR LEASE



1709 BENSON AVE (NORTH SUITE)

GLA = 2,135 SF

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