

Retail/Office For Lease



FRANKLIN PARK RETAIL/OFFICE

10005-10015 & 10035 W. GRAND AVE, FRANKLIN PARK, IL 60131



OFFERING SUMMARY

Available SF: 527 - 1,440 SF

Lease Rate: Office: \$15.00 SF/yr
Retail: \$18.00/yr
(NNN)

Building Size: 10015: 17,000 SF
10035: 24,000 SF

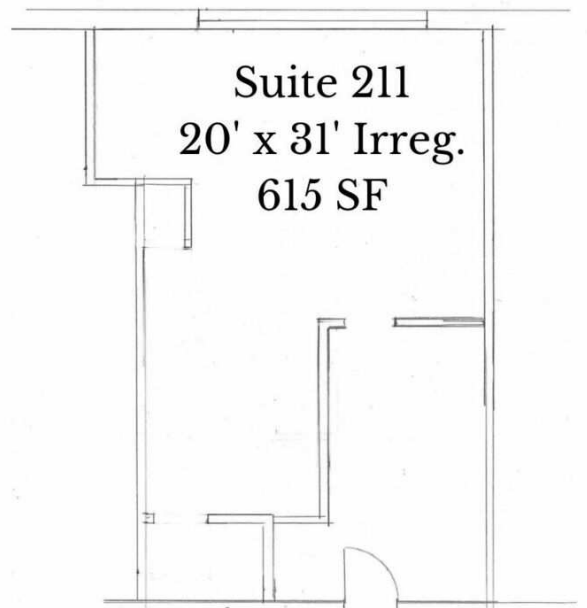
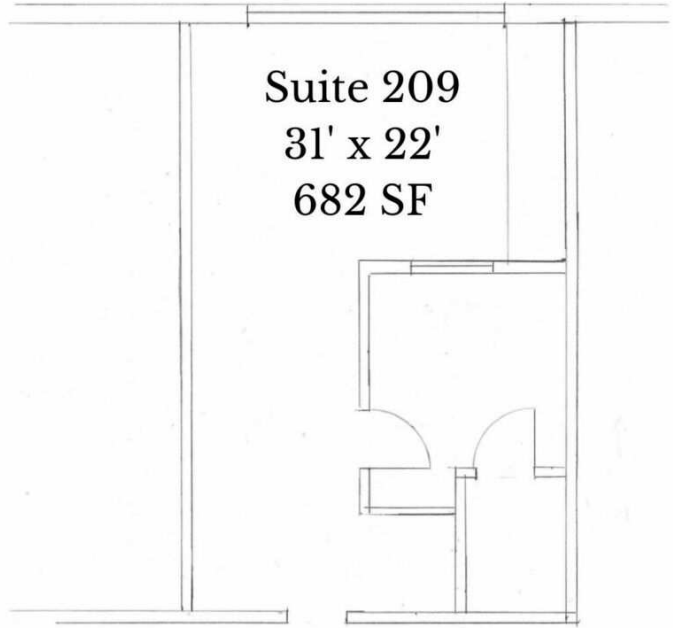
Zoning: C2-1

PROPERTY OVERVIEW

- Ample parking
- Flexible layouts
- 24 hr access
- US Bank and Leyden Health
- 23,000 vehicles per day

LOCATION OVERVIEW

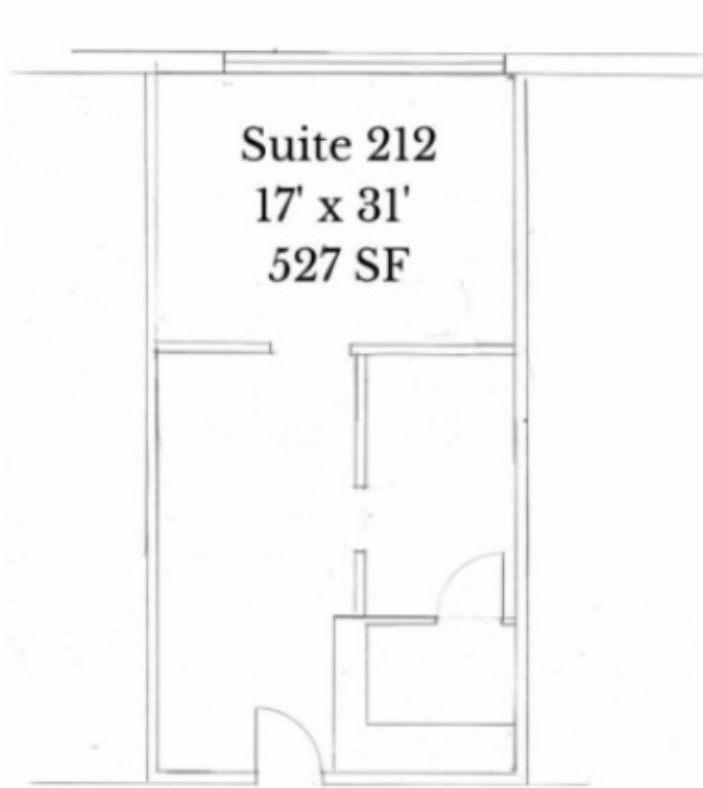
High visibility, Close proximity to major highways and O'Hare International Airport, surrounded by a strong local workforce and established neighborhoods, offering a steady stream of potential customers, diverse dining and shopping options nearby.





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10005-10015 W. GRAND AVE, FRANKLIN PARK, IL 60131



Suite 212
17' x 31'
527 SF



Suite 204
23' x 34'
782 SF



Suite 206
750 SF

CATON COMMERCIAL REAL ESTATE GROUP // 1296 RICKERT DR, SUITE 200, NAPERVILLE, IL 60540 // CATONCOMMERCIAL.COM

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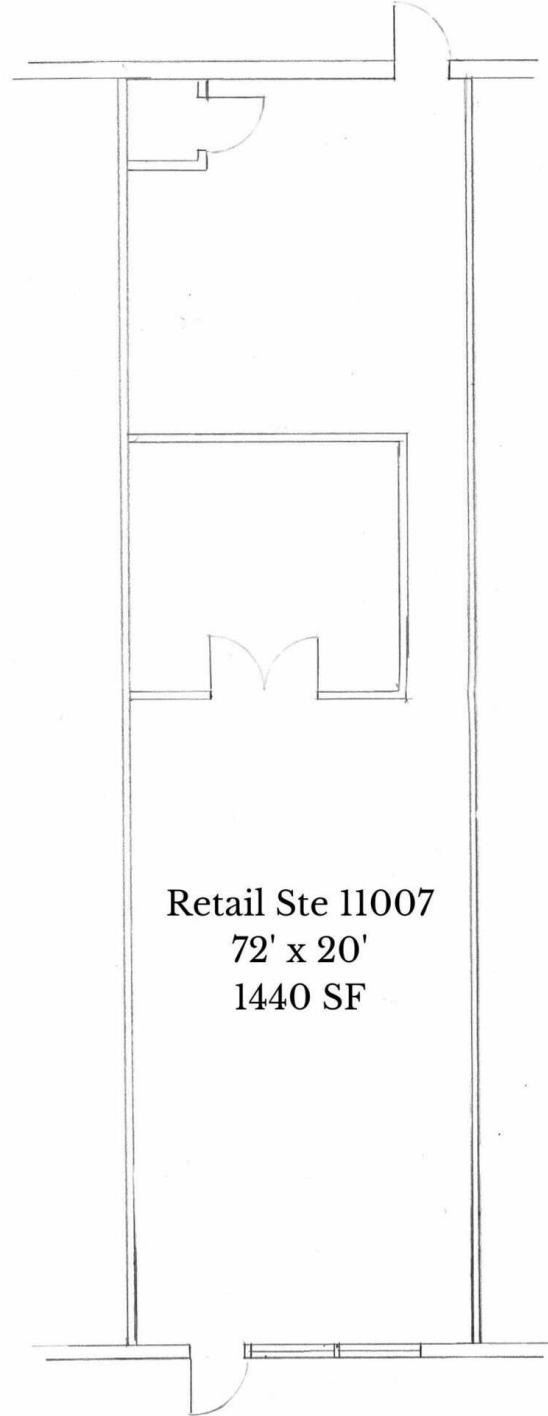
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Retail Ste 11007
72' x 20'
1440 SF

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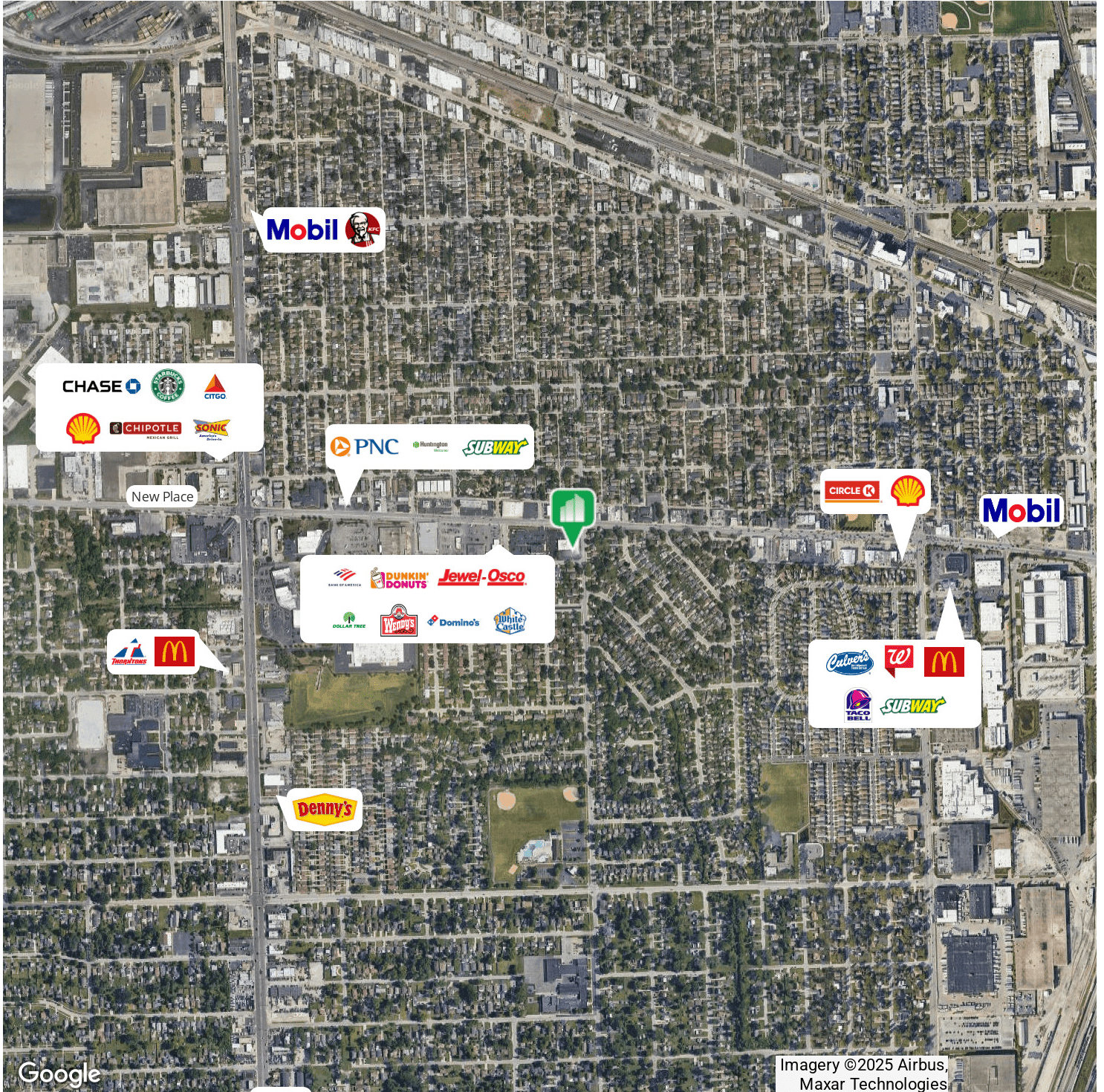
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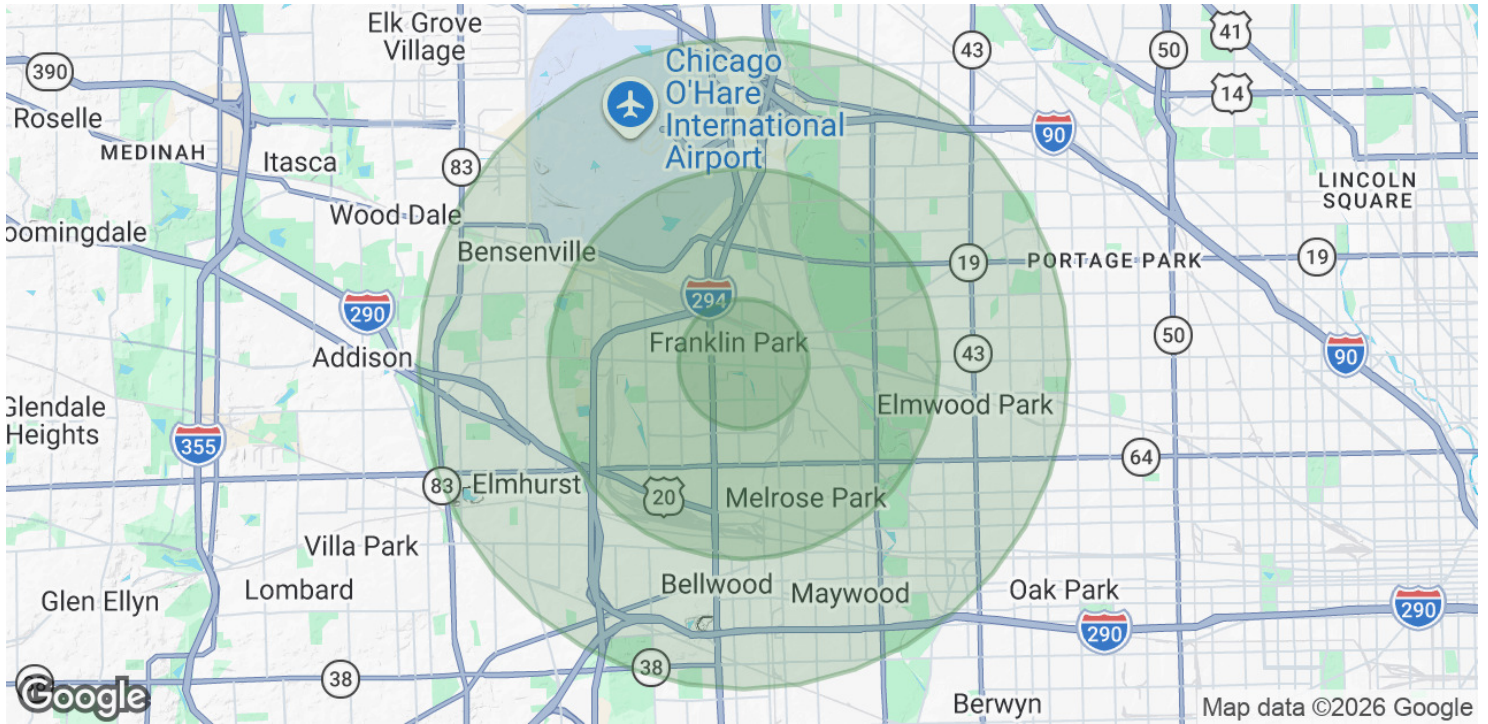
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	19,088	111,787	390,278
Average Age	40	40	41
Average Age (Male)	39	39	40
Average Age (Female)	41	41	42

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	6,391	39,251	146,151
# of Persons per HH	3	2.8	2.7
Average HH Income	\$91,048	\$92,896	\$113,883
Average House Value	\$271,256	\$298,497	\$379,496

2020 American Community Survey (ACS)

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