

Retail Property For Lease



CATON
COMMERCIAL
REAL ESTATE GROUP

BANQUET/EVENT SPACE FOR LEASE

4152 WEST ROOSEVELT ROAD, HILLSIDE, IL 60162



OFFERING SUMMARY

Available SF: 3,894 SF (Divisible)

Lease Rate: \$29.00/SF
\$26.16/SF pass-thrus

Building Size: 6,840 SF

Zoning: B-2

PROPERTY OVERVIEW

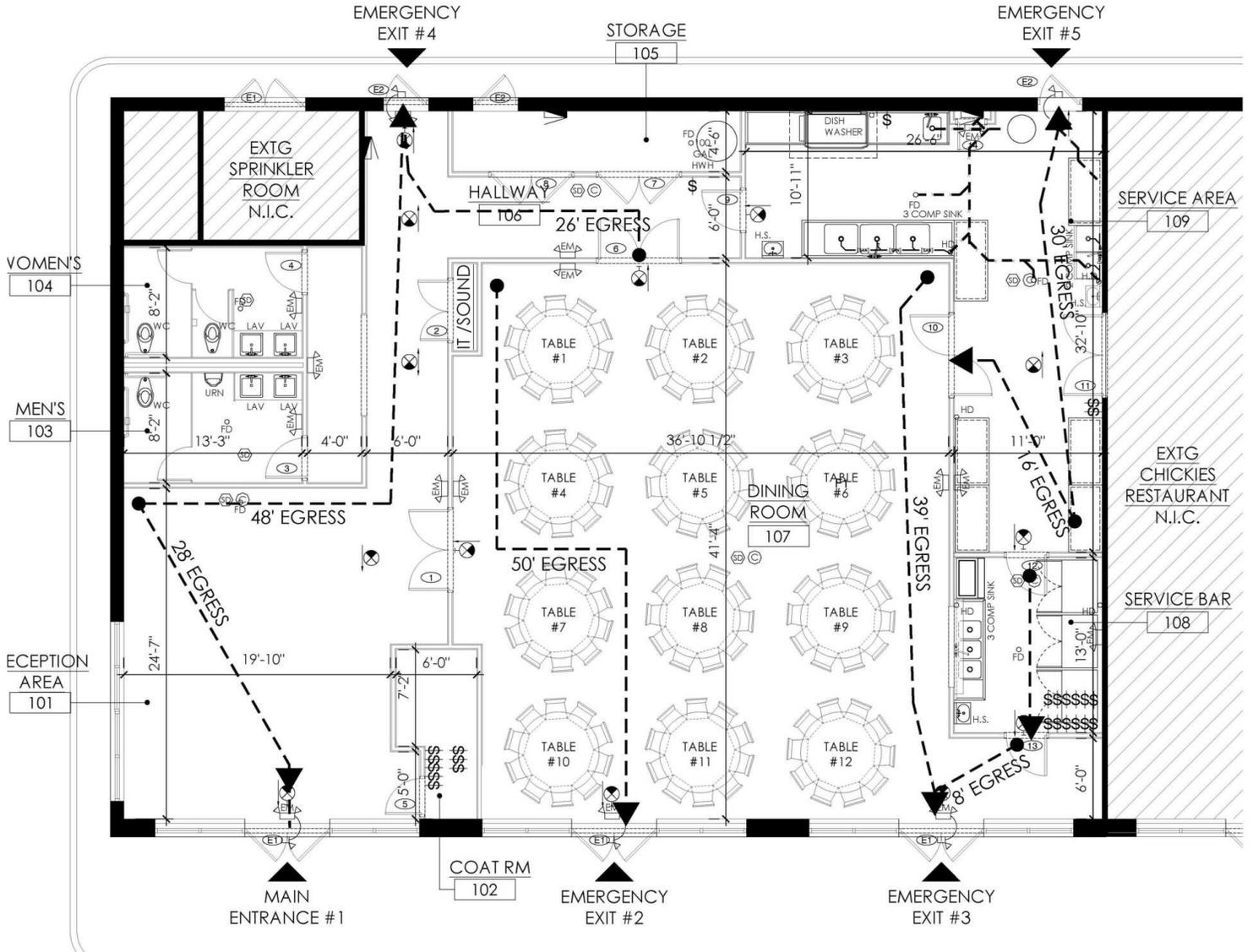
- Versatile layout
- Highest & best use as Banquet Center
- Banquet Center space includes bar, kitchen area with small hood, two restrooms and more
- Modern exterior
- Ample parking
- Co-tenants include The Original Chickies Beef

LOCATION OVERVIEW

- Directly across street from Oakridge Cemetery.
- Area retailers include McDonald's, Wendy's Walgreens, Wing Snob and more.
- Building just west of Mannheim Road and only a half mile from I-290.
- 21,000 vehicles per day pass this center

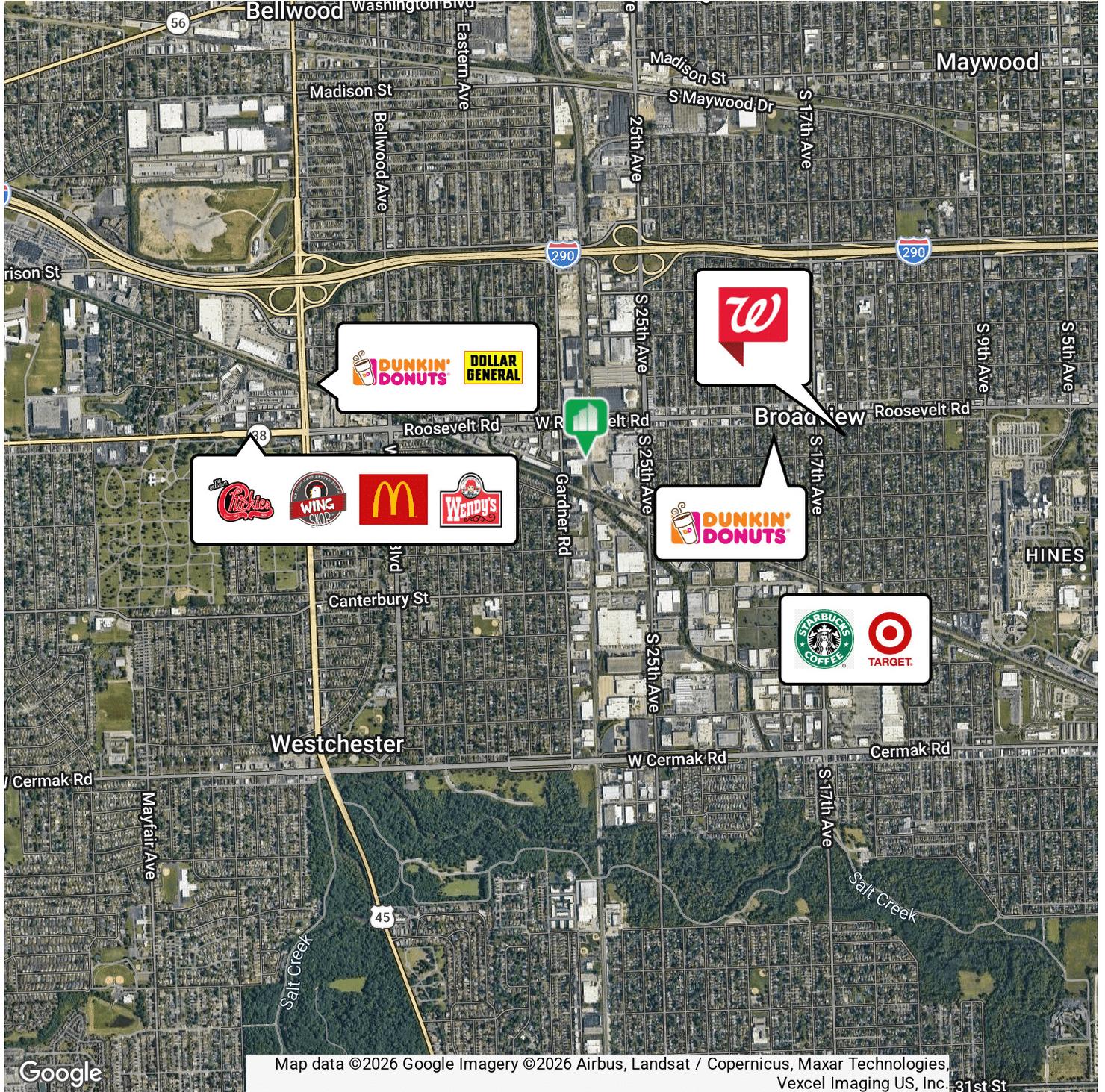
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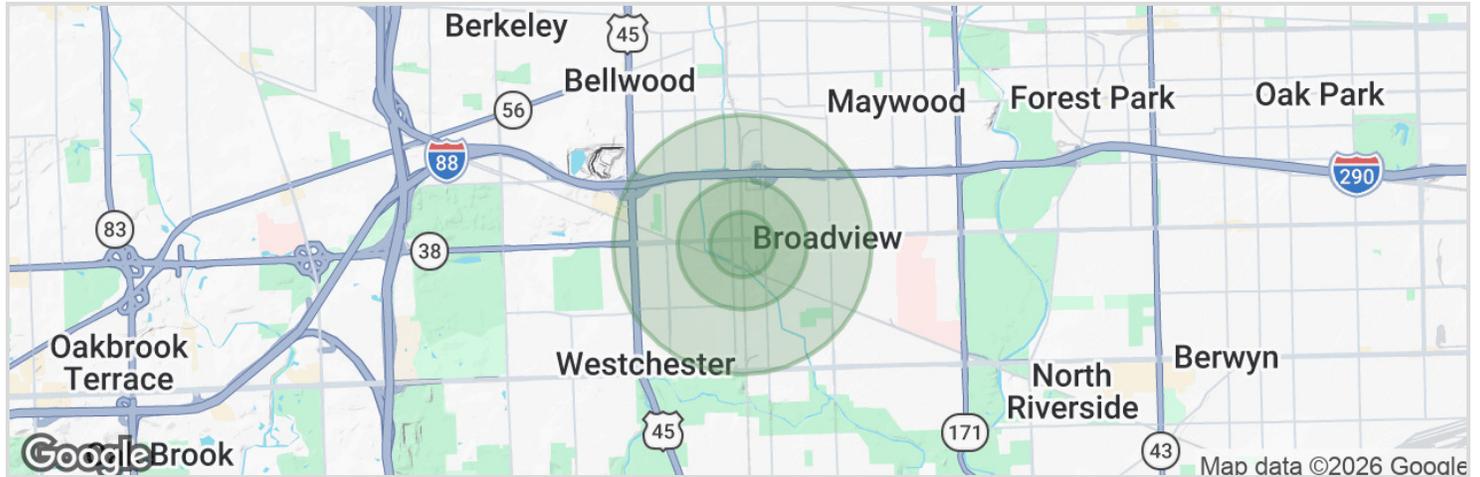
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1 mile



\$118,165

Median Household Income



583

Population



258

Households



39.3

Median Age



\$73,930

Median Disposable Income

3 miles



\$129,290

Median Household Income



3,454

Population



1,359

Households



40.4

Median Age



\$68,360

Median Disposable Income

5 miles



\$105,610

Median Household Income



18,492

Population



6,902

Households



41.4

Median Age



\$78,860

Median Disposable Income