

SIX-CORNERS RETAIL SPACE FOR LEASE INTERSECTION OF IRVING PARK/CICERO/MILWAUKEE



Six Corners retail space located by the well-traveled intersection of Irving Park/Cicero/Milwaukee. This is an amazing opportunity to lease a space in a high traffic location with new high rise mixed-use developments revitalizing the area.

TRAFFIC COUNTS:

30,000+ VPD—Irving Park Road
27,000+ VPD—Cicero Avenue
11,000+ VPD—Milwaukee Ave

SPACE SIZE: ±1,791 SF

LEASE PRICE: \$18 PSF

LEASE TYPE: NNN

ZONING: B1-3

CO-TENANTS: T-Mobile

Jackson Hewitt Tax
Services
American Mattress



MJ WEINBERGER
847-334-2587
MJ@STRAUSSREALTY.COM

STRAUSS REALTY, LTD.
4350 N. MILWAUKEE AVE.
CHICAGO, ILLINOIS 60641
PHONE: 773-736-3600

MAP



DEMOGRAPHICS

2023 Estimates via Costar Research

	1 mile	2 miles	3 miles
Population	40,735	192,588	396,993
Households	14,492	62,958	130,768
Average Household Size	2.7	2.9	2.9
Median Age	39.1	38.1	37.8
Average Household Income	\$105,439	\$95,258	\$95,538



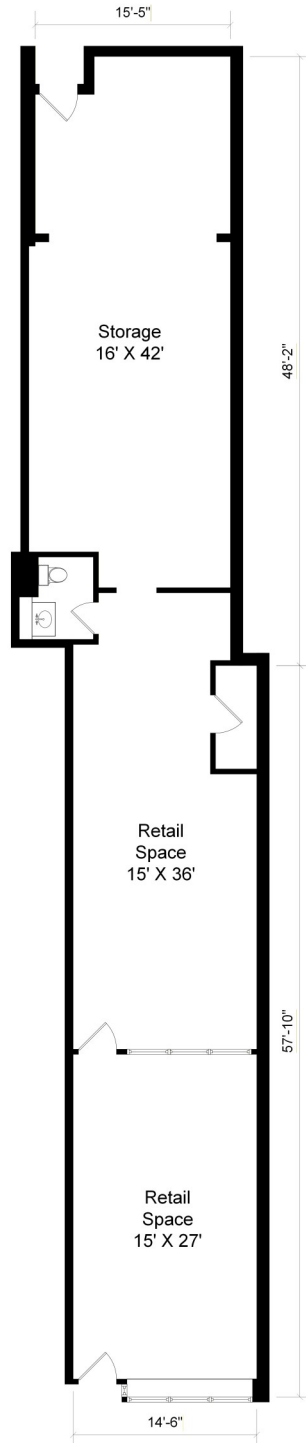
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FLOOR PLAN



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