

# PRIME CORNER COMMERCIAL Opportunity

6501-6507 S. ST. LAWRENCE AVENUE  
CHICAGO, IL 60637

- 5 COMMERCIAL STOREFRONT UNITS
- APPROX. 2,980 SF
- HIGH VISIBILITY CORNER LOCATION
- EXISTING SALON & OFFICE SPACE
- VALUE-ADD REDEVELOPMENT POTENTIAL
- STRONG INVESTMENT UPSIDE



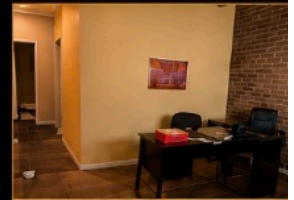
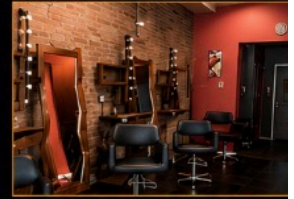
OFFERED AT  
**\$375,000**  
APPROX. \$125 / SF

## PROPERTY HIGHLIGHTS

- ✓ 'Near the New Obama Center'
- ✓ Fully Built-Out Hair Salon
- ✓ Office with Reception Area
- ✓ Multiple Entrances
- ✓ Updated HVAC & Mechanical
- ✓ Corner Location with High Traffic Exposure
- ✓ Partial Roof Replacement
- ✓ Flexible Layouts for Multiple Uses
- ✓ Approx. 2,980 SF
- ✓ Zoned for Commercial Use

## IDEAL USES

- Salon Suites
- Retail
- Office Space
- Medical / Wellness
- Flex Commercial
- Nonprofit / Community
- Creative Studios
- Contractor HQ
- And More

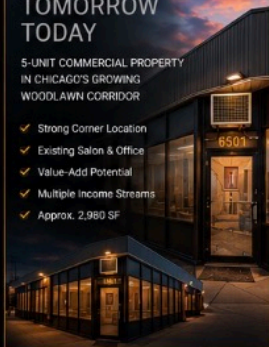


## IDEAL FOR INVESTORS, OWNER-USERS, SALON OPERATORS, RETAILERS & ENTREPRENEURS

### INVEST IN TOMORROW TODAY

5-UNIT COMMERCIAL PROPERTY IN CHICAGO'S GROWING WOODLAWN CORRIDOR

- ✓ Strong Corner Location
- ✓ Existing Salon & Office
- ✓ Value-Add Potential
- ✓ Multiple Income Streams
- ✓ Approx. 2,980 SF



6501-6507 S. ST. LAWRENCE AVE, CHICAGO

### BEAUTY ENTREPRENEURS! *This Could Be Yours*

FULLY BUILT-OUT SALON  
READY FOR YOUR VISION



- Salon Suites
- Beauty Academy
- Wellness Studio
- Retail / Spa

CONTACT VICTORIA LLOYD 708-224-7070

### REDEVELOP. REIMAGINE. REINVEST.

MIXED-USE COMMERCIAL OPPORTUNITY WITH ENDLESS POSSIBILITIES

- ✓ 5 Storefront Units
- ✓ High Visibility Corner
- ✓ Existing Improvements
- ✓ Value-Add Upside
- ✓ Ideal for Investors & Business Owners



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## LISTED BY

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