

FOR LEASE



GOLD COAST RETAIL / RESTAURANT

PROPERTY INFORMATION

- 5,000 Sq. Ft. hard corner retail
- Perfect for National tenant with strong visibility
- Space can be divided to 2,000-5,000 Sq. Ft.
- Floor To ceiling window
- 12-13+ ft. ceilings throughout
- 400 Amp / 3 phase electric
- New Roof and Mechanicals in place
- Located on Chicago's famous Division Street among some of the hottest bars and restaurants in the city

- Walking and Drive by traffic scores some of the highest in Chicago
- Centrally located in River North with endless list of restaurants, bars, hotels and high-end shopping
- 2 blocks to Red Line Train and easy access to Lake Shore Drive

ZONED

DX-7

2023 TAXES

\$38,985

ALDERMAN/WARD

Brian Hopkins / 2nd

PRICE

Upon Request

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COMMERCIAL



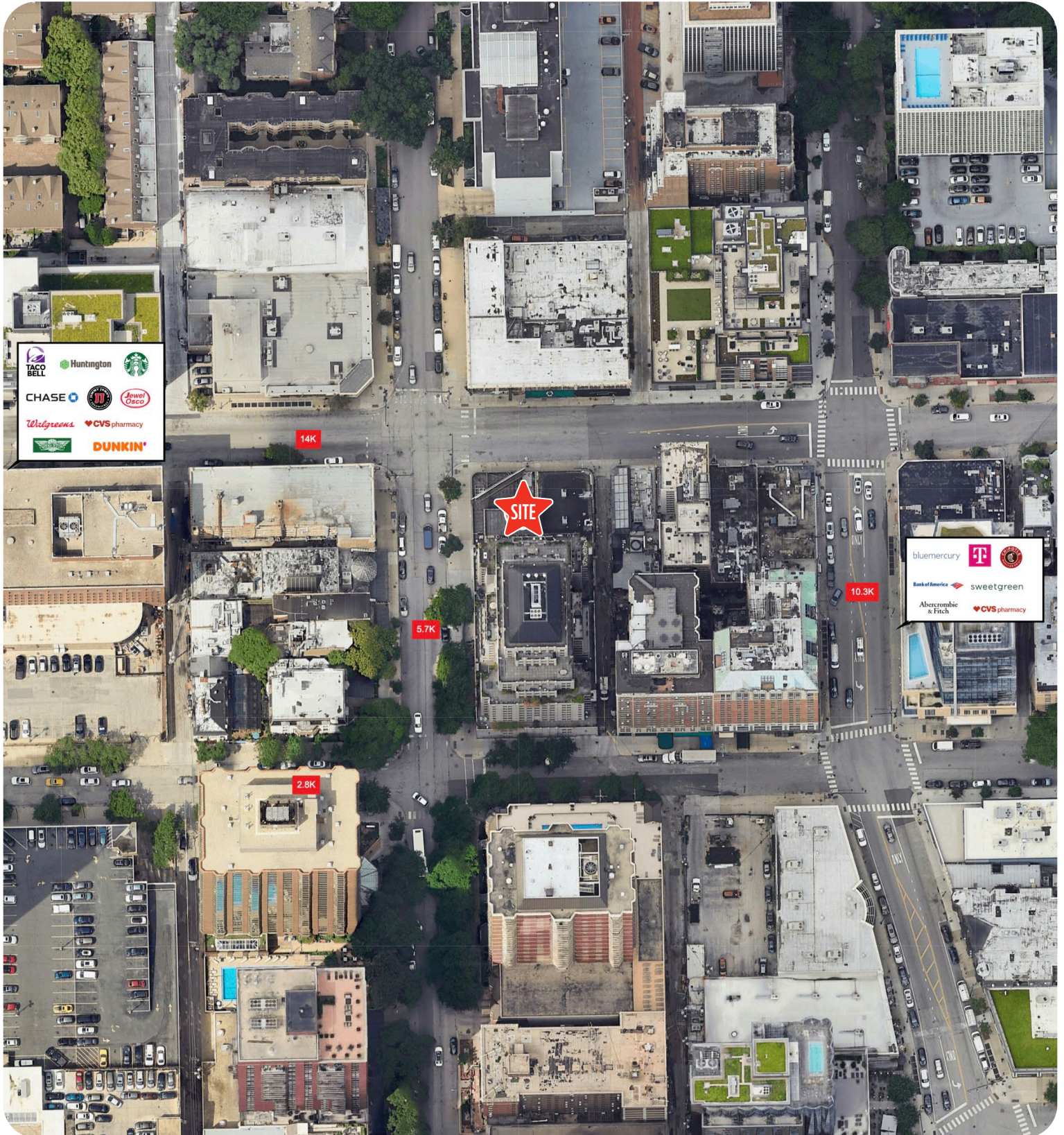
Gold Coast

When you reach the Gold Coast, you know you have arrived. In Chicago's ultimate luxury neighborhood, you'll find lively beaches, internationally renowned boutiques, incredible cuisine, and vibrant nightlife, as well as beautiful parks and attractions.

Residents live among the best experiences the city has to offer. A day in the Gold Coast might include a venture down Michigan Avenue, a day at the beach, and shopping along Oak Street, followed by dinner at an award-winning restaurant.

From the stately mansions on Astor Street to the magnificent high-rises overlooking the lake, the Gold Coast also features a surprising variety of housing choices. In addition to the historic apartment buildings that line Lake Shore Drive, there are walk-ups, townhomes, and a number of contemporary high-rises with all the modern amenities.

For those heading to work downtown, their "commute" is about as convenient as it gets when it comes to city living.



AREA DEMOGRAPHICS

POPULATION ESTIMATE

1 MILE

100,997

3 MILE

416,056

5 MILE

843,238

ESTIMATED AVERAGE HOUSEHOLD INCOME

1 MILE

\$207,394

3 MILE

\$211,808

5 MILE

\$176,388