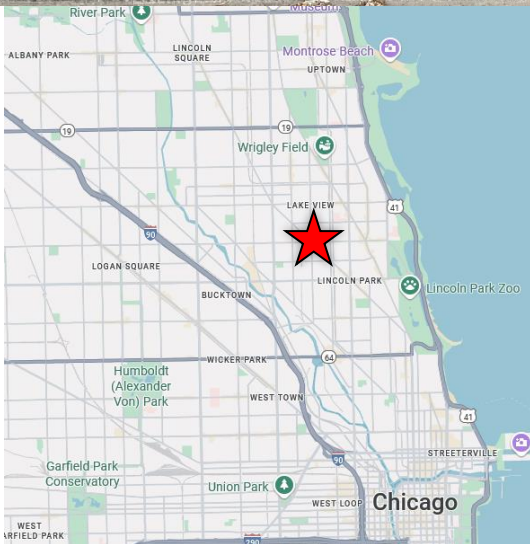


1149 W. Diversey  
(Lincoln Park)  
Chicago, Illinois

# FOR LEASE

FULLY BUILT OUT PIZZA QSR SPACE



- 1,200 sf built out pizza quick service restaurant in Lincoln Park currently an operating Sarpino's Pizzeria.
- High traffic Lincoln Park location just off the intersection of Lincoln/Racine and Diversey.
- Strong area national and local restaurant and retail tenants
- Strong demographics in the Lincoln Park and Lakeview neighborhoods
- Available Jan. 1, 2026 (or sooner as Landlord has 30-day recapture right).

| DEMOGRAPHICS   | 1 Mile    | 3 Mile    | 5 Mile    |
|----------------|-----------|-----------|-----------|
| Population     | 96,397    | 507,517   | 1,047,863 |
| Households     | 48,984    | 264,124   | 507,332   |
| Ave. HH Income | \$147,954 | \$134,724 | \$123,027 |

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