

**FOR SALE**

**+/- 8,856 SF LAND SIZE**

**6936 N WESTERN AVENUE • CHICAGO, ILLINOIS 60645**

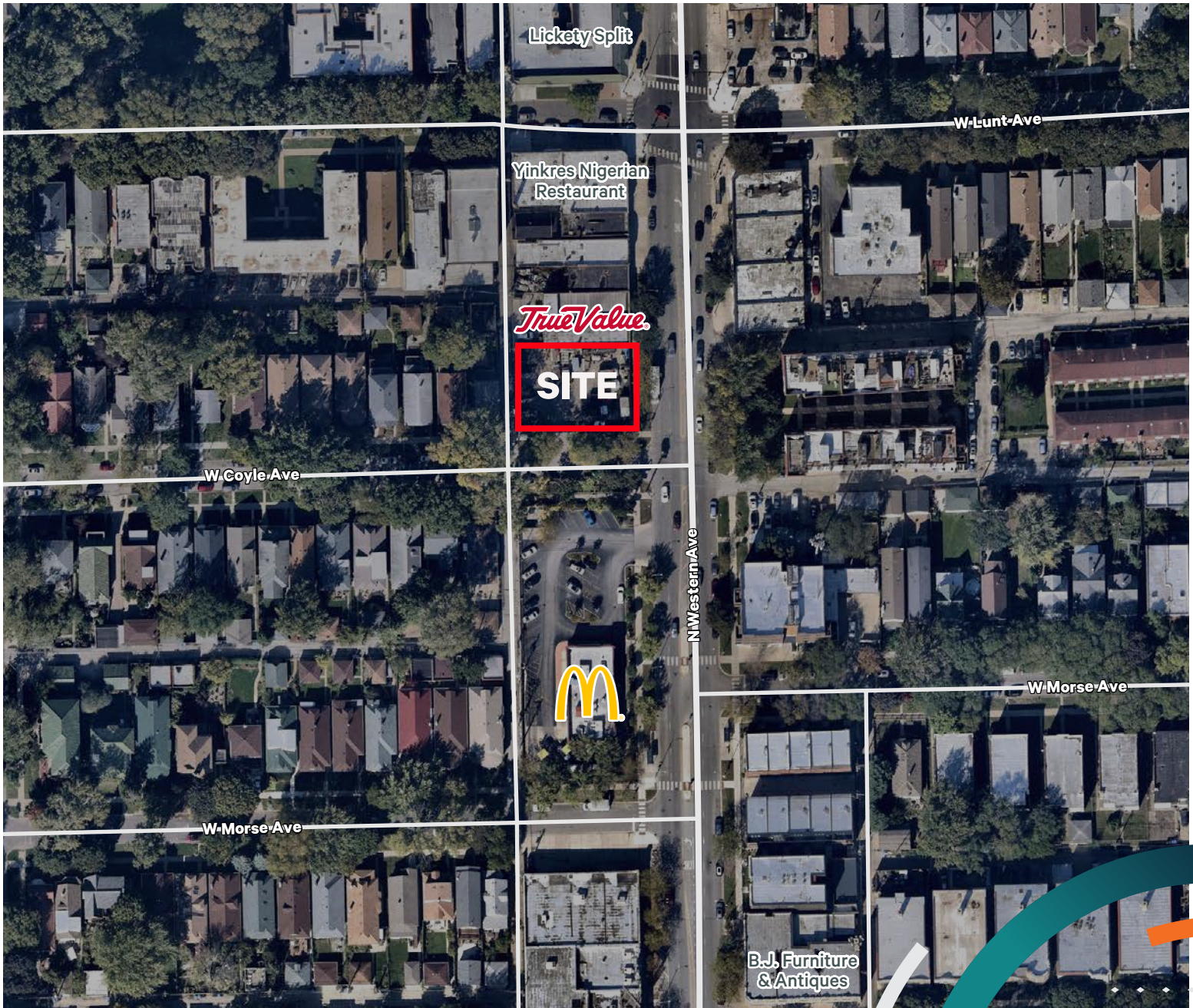
**CBRE**



## PROPERTY INFO

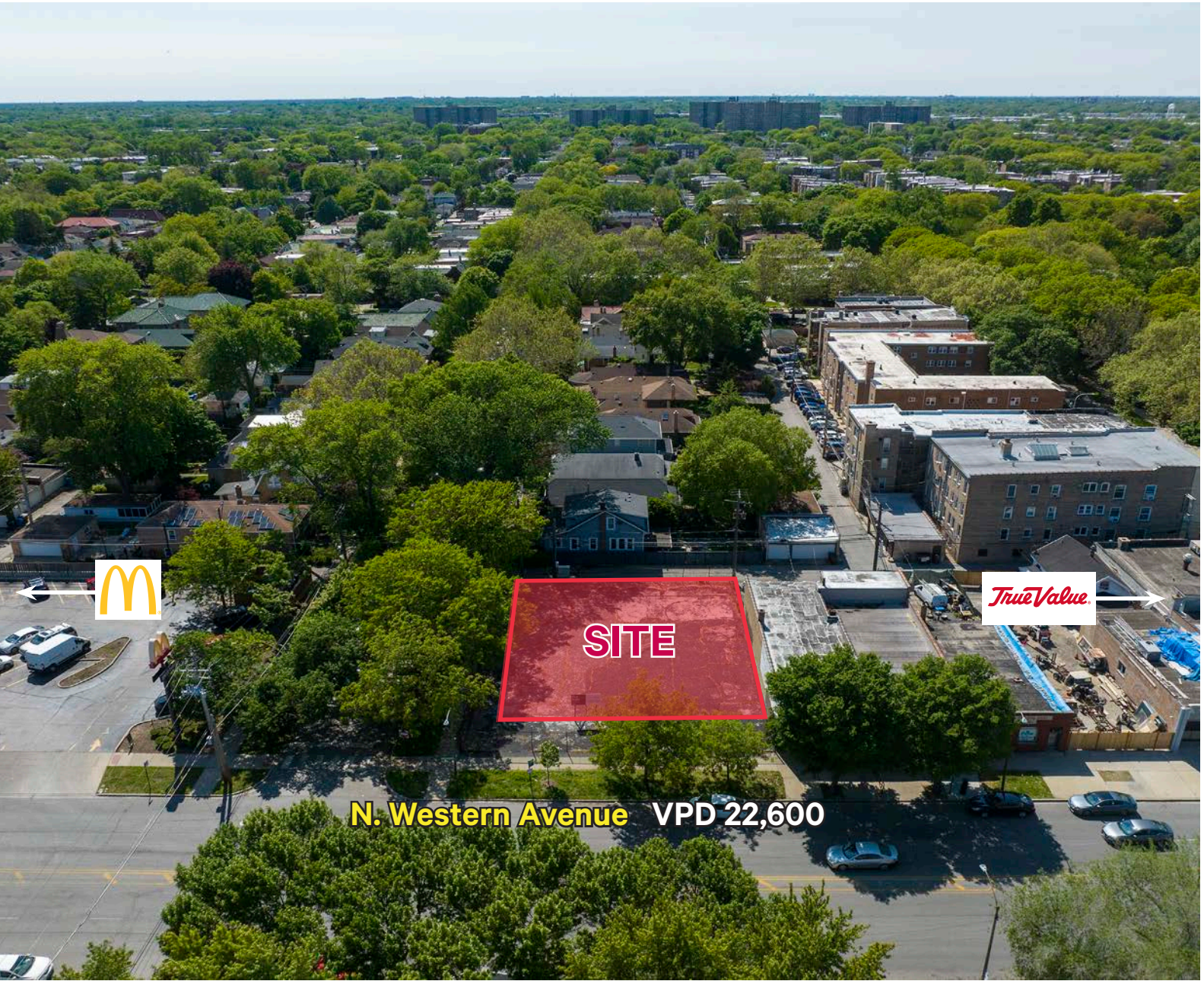
- **Asking Price:** \$700,000
- **Land Size:** 8,856 SF
- **Traffic Count:** 22,600 VPD
- **Zoning:** C2-2
- **Pin Numbers:** 10-36-218-036
- **2023 Taxes (payable in 2024):** \$3,297.16

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	68,499	346,491	727,719
AVERAGE HH INCOME	\$97,782	\$112,232	\$129,074
DAYTIME POPULATION	49,798	286,796	626,864
BUSINESSES	1,361	10,560	23,858

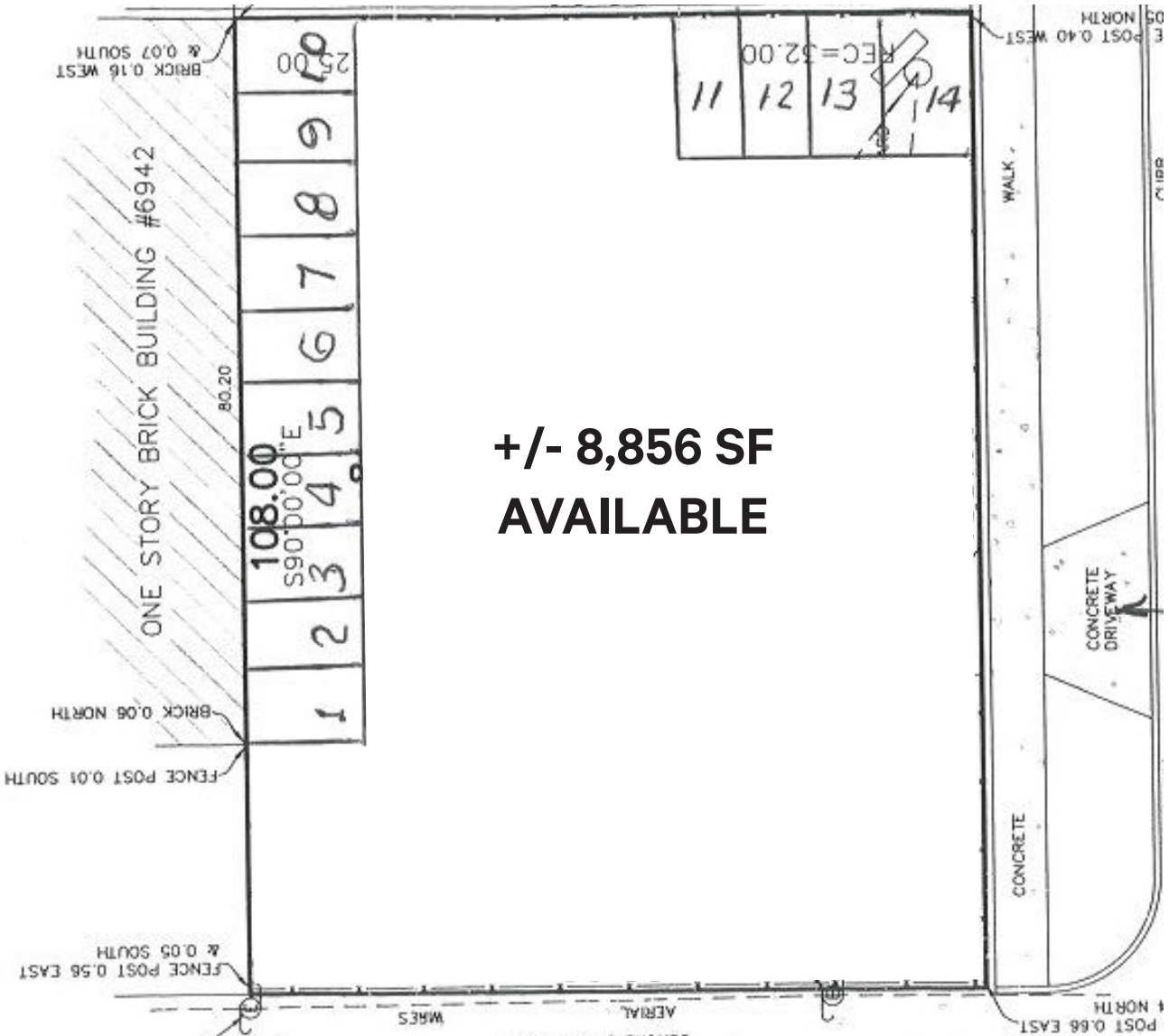




PHOTO



N WESTERN AVE 22,600 VPD







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**CONTACT US**

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**CBRE**

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