



FOR LEASE
UKRAINIAN VILLAGE
RETAIL
2054 W Chicago Avenue
Chicago, IL 60622



HIGHLIGHTS

Property Type: Retail
Lease Type: Modified Gross
Size: 1,100 Sq Ft
Zoning: B3-2
Alderman: Hopkins

SNAPSHOT



- **1,100 Sq Ft retail space available on ground floor of new construction condo building**
- **Located on Chicago Avenue in the heart of Ukrainian Village**
- **High-visibility location with over 17,400 vehicles per day and a Walk Score of 95**
- **Ideal for any retail storefront, office, or medical use**
- **Situated in dense retail corridor opposite Mariano's and within 2 blocks of McDonald's, PNC Bank, Kasia's Polish Delicatessen, Root's Handmade Pizza & Whisk**

TRANSIT



**Steps to CTA #66 Chicago
Ave bus route**



**0.2 miles to CTA #50
Damen bus route**



**0.6 miles to CTA #9
Ashland bus route**

DEMOGRAPHICS



Population

1 Mile 54,346



Households

1 Mile 24,293



**Avg Household
Income**

1 Mile \$106,052



**Consumer Spending
(000s)**

1 Mile \$623,169

AREA MAP



TRAFFIC COUNT

W Chicago Ave 20,313