



FOR LEASE

UKRAINIAN VILLAGE MOVE-IN READY RETAIL

1846 W Chicago Avenue
Chicago, IL 60622



HIGHLIGHTS

Property Type:	Retail / Office
Lease Type:	Modified Gross
Size:	1,641 Sq Ft
Zoning:	PD 1264
Alderman:	La Spata

SNAPSHOT



- 1,641 Sq Ft retail space for lease in LUXE on Chicago Development by Award-Winning Fifield Companies
- Beautiful open concept layout includes reception/waiting area, 2 private offices, ADA bathroom with shower, utility closet, and spacious break room
- Ground floor new construction retail space FULLY LEASED, 59-unit, pet friendly luxury apartment building
- Ideal for yoga, fitness, physical therapy, chiropractor, medical/office or other retail use
- High visibility location with over 17,000 vehicles per day and Walk Score of 97

TRANSIT AT SITE



0.1 mile from CTA
#66 Chicago



0.2 miles from
CTA #50 Damen



0.3 miles from
CTA #9 Ashland

DEMOGRAPHICS



Population

1 mile	3 miles	5 miles
52,801	514,650	1,126,656



Households

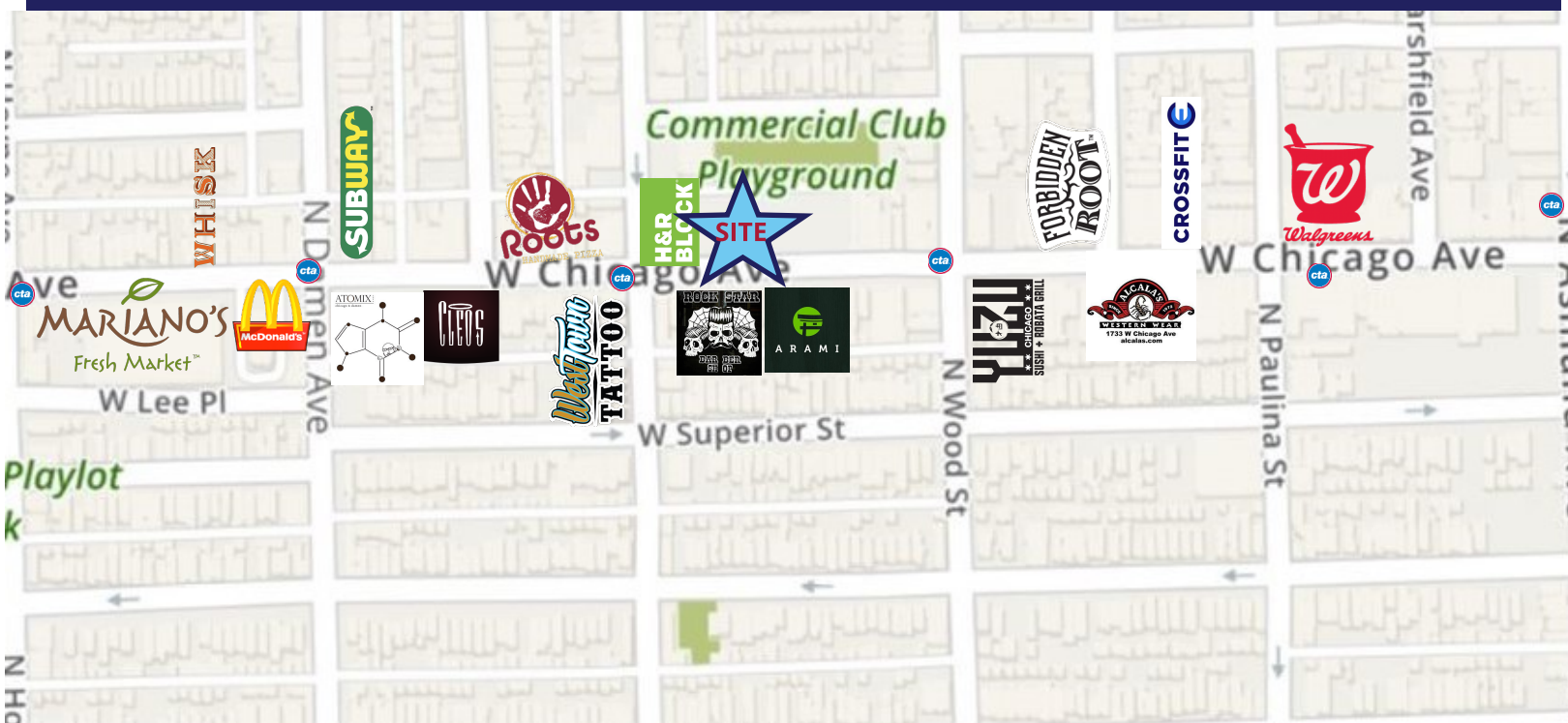
1 mile	3 miles	5 miles
24,171	245,201	481,408



Average Household Income

1 mile	3 miles	5 miles
\$76,734	\$77,164	\$62,853

AREA MAP



TRAFFIC COUNT

W Chicago Ave	20,597
N Damen Ave	17,300
N Ashland Ave	35,157



FLOOR PLAN

