

Demographic Detail Report

1041 W Madison St, Chicago, IL 60607



List Type: **For Lease**
 Property Type: **Retail**
 Lease Type: **Gross**
 Size: **900 SF**
 Zoning: **DX-3**
 Alderman: **Sigcho-Lopez**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2024 Projection	57,852		469,760		960,219	
2019 Estimate	55,249		460,022		961,471	
2010 Census	39,480		391,026		929,964	
Growth 2019 - 2024	4.71%		2.12%		-0.13%	
Growth 2010 - 2019	39.94%		17.64%		3.39%	
2019 Population by Age	55,249		460,022		961,471	
Age 0 - 4	4,559	8.25%	35,745	7.77%	72,772	7.57%
Age 5 - 9	3,394	6.14%	28,243	6.14%	61,976	6.45%
Age 10 - 14	1,962	3.55%	20,008	4.35%	50,071	5.21%
Age 15 - 19	1,192	2.16%	16,084	3.50%	43,163	4.49%
Age 20 - 24	1,965	3.56%	22,978	4.99%	55,276	5.75%
Age 25 - 29	5,352	9.69%	46,069	10.01%	96,516	10.04%
Age 30 - 34	7,741	14.01%	55,783	12.13%	109,256	11.36%
Age 35 - 39	7,633	13.82%	50,590	11.00%	97,411	10.13%
Age 40 - 44	5,851	10.59%	38,431	8.35%	75,436	7.85%
Age 45 - 49	4,379	7.93%	30,878	6.71%	63,026	6.56%
Age 50 - 54	3,071	5.56%	24,563	5.34%	51,840	5.39%
Age 55 - 59	2,457	4.45%	22,498	4.89%	47,564	4.95%
Age 60 - 64	1,952	3.53%	19,884	4.32%	40,933	4.26%
Age 65 - 69	1,496	2.71%	16,557	3.60%	33,028	3.44%
Age 70 - 74	1,002	1.81%	12,267	2.67%	24,074	2.50%
Age 75 - 79	603	1.09%	8,381	1.82%	16,541	1.72%
Age 80 - 84	349	0.63%	5,529	1.20%	11,071	1.15%
Age 85+	291	0.53%	5,533	1.20%	11,515	1.20%
Age 65+	3,741	6.77%	48,267	10.49%	96,229	10.01%
Median Age	36.00		35.50		34.60	
Average Age	35.20		36.20		35.50	

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Radius	1 Mile		3 Mile		5 Mile	
2019 Population By Race	55,249		460,022		961,471	
White	38,391	69.49%	312,011	67.83%	640,206	66.59%
Black	5,906	10.69%	68,576	14.91%	198,096	20.60%
Am. Indian & Alaskan	214	0.39%	2,936	0.64%	8,257	0.86%
Asian	9,423	17.06%	66,166	14.38%	94,884	9.87%
Hawaiian & Pacific Island	54	0.10%	427	0.09%	925	0.10%
Other	1,262	2.28%	9,906	2.15%	19,104	1.99%
Population by Hispanic Origin	55,249		460,022		961,471	
Non-Hispanic Origin	50,003	90.50%	373,763	81.25%	689,200	71.68%
Hispanic Origin	5,246	9.50%	86,259	18.75%	272,271	28.32%
2019 Median Age, Male	36.50		35.60		34.50	
2019 Average Age, Male	35.40		35.80		35.00	
2019 Median Age, Female	35.40		35.40		34.70	
2019 Average Age, Female	35.00		36.60		36.00	
2019 Population by Occupation Classification	45,097		372,808		768,019	
Civilian Employed	34,665	76.87%	264,665	70.99%	515,518	67.12%
Civilian Unemployed	1,039	2.30%	8,967	2.41%	20,808	2.71%
Civilian Non-Labor Force	9,361	20.76%	99,006	26.56%	231,467	30.14%
Armed Forces	32	0.07%	170	0.05%	226	0.03%
Households by Marital Status						
Married	7,869		58,911		112,278	
Married No Children	5,699		39,670		67,624	
Married w/Children	2,171		19,241		44,654	
2019 Population by Education	44,613		363,916		735,586	
Some High School, No Diploma	1,589	3.56%	31,389	8.63%	101,341	13.78%
High School Grad (Incl Equivalency)	2,733	6.13%	35,709	9.81%	108,654	14.77%
Some College, No Degree	4,388	9.84%	49,361	13.56%	114,483	15.56%
Associate Degree	2,437	5.46%	26,953	7.41%	57,375	7.80%
Bachelor Degree	17,628	39.51%	120,646	33.15%	201,668	27.42%
Advanced Degree	15,838	35.50%	99,858	27.44%	152,065	20.67%

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2019 Population by Occupation	74,463		572,191		1,120,029	
Real Estate & Finance	5,140	6.90%	35,586	6.22%	57,703	5.15%
Professional & Management	33,095	44.44%	216,778	37.89%	365,723	32.65%
Public Administration	1,203	1.62%	7,159	1.25%	14,267	1.27%
Education & Health	7,652	10.28%	59,292	10.36%	111,400	9.95%
Services	2,700	3.63%	33,401	5.84%	80,105	7.15%
Information	1,160	1.56%	8,319	1.45%	14,225	1.27%
Sales	7,155	9.61%	56,304	9.84%	114,084	10.19%
Transportation	8,052	10.81%	75,086	13.12%	159,718	14.26%
Retail	2,116	2.84%	17,593	3.07%	39,909	3.56%
Wholesale	837	1.12%	6,788	1.19%	13,603	1.21%
Manufacturing	2,205	2.96%	16,445	2.87%	41,096	3.67%
Production	707	0.95%	13,583	2.37%	46,879	4.19%
Construction	357	0.48%	5,533	0.97%	16,067	1.43%
Utilities	849	1.14%	9,365	1.64%	21,819	1.95%
Agriculture & Mining	0	0.00%	504	0.09%	938	0.08%
Farming, Fishing, Forestry	0	0.00%	79	0.01%	288	0.03%
Other Services	1,235	1.66%	10,376	1.81%	22,205	1.98%
2019 Worker Travel Time to Job	32,859		247,236		486,116	
<30 Minutes	21,416	65.18%	143,340	57.98%	240,656	49.51%
30-60 Minutes	7,888	24.01%	77,596	31.39%	185,375	38.13%
60+ Minutes	3,555	10.82%	26,300	10.64%	60,085	12.36%
2010 Households by HH Size	21,532		191,321		399,035	
1-Person Households	10,380	48.21%	88,527	46.27%	162,248	40.66%
2-Person Households	7,865	36.53%	60,790	31.77%	116,748	29.26%
3-Person Households	2,029	9.42%	20,567	10.75%	49,866	12.50%
4-Person Households	883	4.10%	12,000	6.27%	34,189	8.57%
5-Person Households	235	1.09%	5,272	2.76%	18,486	4.63%
6-Person Households	89	0.41%	2,306	1.21%	9,024	2.26%
7 or more Person Households	51	0.24%	1,859	0.97%	8,474	2.12%
2019 Average Household Size	1.70		1.90		2.10	
Households						
2024 Projection	31,508		234,146		424,308	
2019 Estimate	30,098		228,738		422,981	
2010 Census	21,532		191,320		399,035	
Growth 2019 - 2024	4.68%		2.36%		0.31%	
Growth 2010 - 2019	39.78%		19.56%		6.00%	

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Radius	1 Mile	3 Mile	5 Mile
2019 Households by HH Income	30,100	228,737	422,982
<\$25,000	4,610 15.32%	42,392 18.53%	92,462 21.86%
\$25,000 - \$50,000	2,196 7.30%	27,841 12.17%	66,208 15.65%
\$50,000 - \$75,000	3,593 11.94%	31,031 13.57%	61,644 14.57%
\$75,000 - \$100,000	3,683 12.24%	27,034 11.82%	48,038 11.36%
\$100,000 - \$125,000	3,452 11.47%	22,929 10.02%	39,448 9.33%
\$125,000 - \$150,000	2,049 6.81%	14,956 6.54%	24,241 5.73%
\$150,000 - \$200,000	4,264 14.17%	24,385 10.66%	35,902 8.49%
\$200,000+	6,253 20.77%	38,169 16.69%	55,039 13.01%
2019 Avg Household Income	\$134,124	\$116,222	\$101,082
2019 Med Household Income	\$107,010	\$87,118	\$71,282
2019 Occupied Housing	30,098	228,738	422,981
Owner Occupied	14,778 49.10%	93,864 41.04%	161,907 38.28%
Renter Occupied	15,320 50.90%	134,874 58.96%	261,074 61.72%
2010 Housing Units	31,534	252,753	487,342
1 Unit	2,681 8.50%	27,172 10.75%	66,569 13.66%
2 - 4 Units	3,204 10.16%	49,583 19.62%	147,062 30.18%
5 - 19 Units	3,536 11.21%	29,688 11.75%	67,975 13.95%
20+ Units	22,113 70.12%	146,310 57.89%	205,736 42.22%
2019 Housing Value	14,779	93,864	161,907
<\$100,000	195 1.32%	1,824 1.94%	6,097 3.77%
\$100,000 - \$200,000	227 1.54%	6,511 6.94%	21,745 13.43%
\$200,000 - \$300,000	2,775 18.78%	16,249 17.31%	29,433 18.18%
\$300,000 - \$400,000	5,053 34.19%	21,575 22.99%	32,837 20.28%
\$400,000 - \$500,000	2,661 18.01%	13,866 14.77%	21,636 13.36%
\$500,000 - \$1,000,000	3,561 24.09%	25,195 26.84%	38,073 23.52%
\$1,000,000+	307 2.08%	8,644 9.21%	12,086 7.46%
2019 Median Home Value	\$382,970	\$405,575	\$372,108
2019 Housing Units by Yr Built	31,570	253,027	488,049
Built 2010+	7,820 24.77%	38,571 15.24%	51,534 10.56%
Built 2000 - 2010	9,199 29.14%	48,744 19.26%	64,210 13.16%
Built 1990 - 1999	2,358 7.47%	20,642 8.16%	31,039 6.36%
Built 1980 - 1989	2,442 7.74%	17,487 6.91%	23,720 4.86%
Built 1970 - 1979	1,112 3.52%	19,904 7.87%	35,479 7.27%
Built 1960 - 1969	1,202 3.81%	19,051 7.53%	43,790 8.97%
Built 1950 - 1959	1,094 3.47%	14,800 5.85%	40,706 8.34%
Built <1949	6,343 20.09%	73,828 29.18%	197,571 40.48%
2019 Median Year Built	2000	1978	1960

Daytime Employment Report

1 Mile Radius

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Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	8,980	254,750	28
Retail & Wholesale Trade	572	21,714	38
Hospitality & Food Service	566	13,240	23
Real Estate, Renting, Leasing	413	7,226	17
Finance & Insurance	1,118	42,496	38
Information	318	8,504	27
Scientific & Technology Services	2,837	51,677	18
Management of Companies	20	241	12
Health Care & Social Assistance	1,540	21,469	14
Educational Services	153	35,524	232
Public Administration & Sales	57	1,365	24
Arts, Entertainment, Recreation	130	1,965	15
Utilities & Waste Management	312	6,522	21
Construction	201	4,647	23
Manufacturing	210	31,301	149
Agriculture, Mining, Fishing	2	9	5
Other Services	531	6,850	13

Consumer Spending Report

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2019 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
Total Specified Consumer Spending	\$873,314	\$6,064,199	\$10,472,339
Total Apparel	\$48,734	\$355,009	\$651,313
Women's Apparel	20,793	149,768	266,347
Men's Apparel	11,236	79,008	142,315
Girl's Apparel	3,238	24,689	47,897
Boy's Apparel	2,138	16,249	31,874
Infant Apparel	2,248	16,695	31,536
Footwear	9,081	68,599	131,344
Total Entertainment & Hobbies	\$67,823	\$467,165	\$799,848
Entertainment	10,491	72,440	126,286
Audio & Visual Equipment/Service	31,909	223,693	389,678
Reading Materials	4,489	29,990	47,728
Pets, Toys, & Hobbies	20,933	141,043	236,157
Personal Items	67,965	477,565	814,178
Total Food and Alcohol	\$232,991	\$1,662,829	\$2,965,014
Food At Home	108,149	808,545	1,513,496
Food Away From Home	104,008	712,582	1,212,344
Alcoholic Beverages	20,834	141,702	239,174
Total Household	\$153,519	\$1,023,194	\$1,670,626
House Maintenance & Repair	20,164	129,463	214,072
Household Equip & Furnishings	61,508	408,249	673,707
Household Operations	49,924	340,892	557,787
Housing Costs	21,924	144,589	225,060

Consumer Spending Report

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2019 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
Total Transportation/Maint.	\$183,811	\$1,257,697	\$2,199,237
Vehicle Purchases	59,415	393,626	701,931
Gasoline	56,345	399,820	736,461
Vehicle Expenses	14,506	104,841	166,620
Transportation	29,134	196,483	312,402
Automotive Repair & Maintenance	24,410	162,928	281,824
Total Health Care	\$39,496	\$288,955	\$503,704
Medical Services	25,335	180,019	309,205
Prescription Drugs	9,864	77,930	140,926
Medical Supplies	4,297	31,006	53,574
Total Education/Day Care	\$78,976	\$531,785	\$868,419
Education	49,418	336,245	559,141
Fees & Admissions	29,558	195,539	309,279