

1720 W. 87th St., Chicago, IL

**NOW: \$205,000**



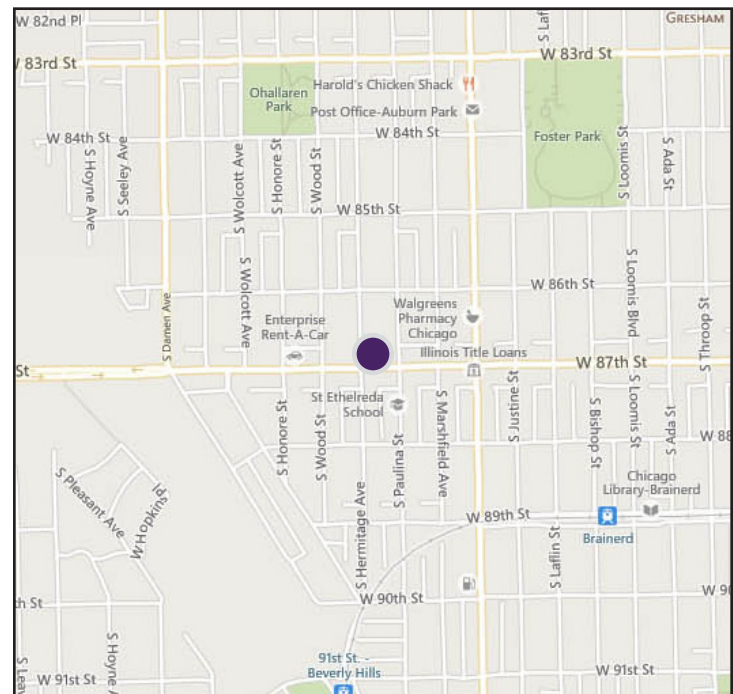
## Property Highlights

- 6,300 SF mixed-use building
  - 4,600 SF storefront
  - 2 bed, 2 bath apartment
- Storefront with large rooms and potential to build-out to suit
- Opportunity to rehab or redevelop
- Private courtyard behind storefront
- Highly visible with long window line
- Pedestal sign increases visibility
- Includes large fenced parking lot
- Great potential for office, retail medical office, day care or cafe
- Traffic Count: 37,400 cars daily
- Land Area: 9,375 SF
- Zoning: B1-1

## Property Overview

At the corner of Honore and 87th, a 6,300 square foot mixed-use building is available for sale. The property features a 4,600 square foot storefront with a private patio and a two bedroom, two bath apartment. The storefront space has several large rooms and the potential to customize. The property also has a large fenced parking lot. 87th St. is a busy thoroughfare; this property has a long window line and a pedestal sign to increase its visibility. A number of local and national retailers are located nearby including United Fidelity Bank, Dunkin' Donuts, and Enterprise Rent-A-Car.

Located in the Auburn Gresham neighborhood on the southwest side of Chicago, this property is convenient to a large number of homes with 32,000 residents within a mile.



DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	31,921	258,134	720,569
Households	11,297	87,443	240,210
Average Income	\$57,345	\$63,875	\$58,084

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# MILLENNIUM PROPERTIES R/E

# Corner Mixed-Use Building in Busy Commercial Corridor

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## Interior Photos



Storefront Space



Storefront Space



Parking Lot and Second Floor Apartment



Pedestal Sign

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