



FOR LEASE LOGAN SQUARE

RETAIL

3201-05 W Fullerton Avenue
Chicago, IL 60647



HIGHLIGHTS

Property Type:	Retail
Lease Type:	NNN
Size:	5,224 Sq Ft
Max Contiguous:	6,529 Sq Ft
Zoning:	B3-1
Alderman:	Waguespack

SNAPSHOT



- 5,224 Sq Ft retail / office space in high-traffic location at corner of Fullerton & Kedzie
- High-visibility location with traffic over 36,775 vehicles per day & Walk Score of 96
- Open floor plan includes large main room, 2 bathrooms with showers, private office, and storage room
- Currently occupied by Ferrell's Extreme Bodyshaping
- On-site parking available (non-exclusive use of parking lot from 5:30 pm to 8:00 am, shared with adjacent tenant)
- Can be combined with 3207 W Fullerton for a total of 6,529 Sq Ft

TRANSIT



On CTA #74
Fullerton Route



0.4 miles to CTA
Blue Line Logan
Square Station



0.2 miles to Kedzie &
Palmer Divvy Bike

DEMOGRAPHICS



Population

1 Mile 70,082



Households

1 Mile 25,267



Avg Household Income

1 Mile \$68,335



Consumer Spending (000s)

1 Mile \$537,369

AREA MAP



TRAFFIC COUNT

W Fullerton Ave

36,775