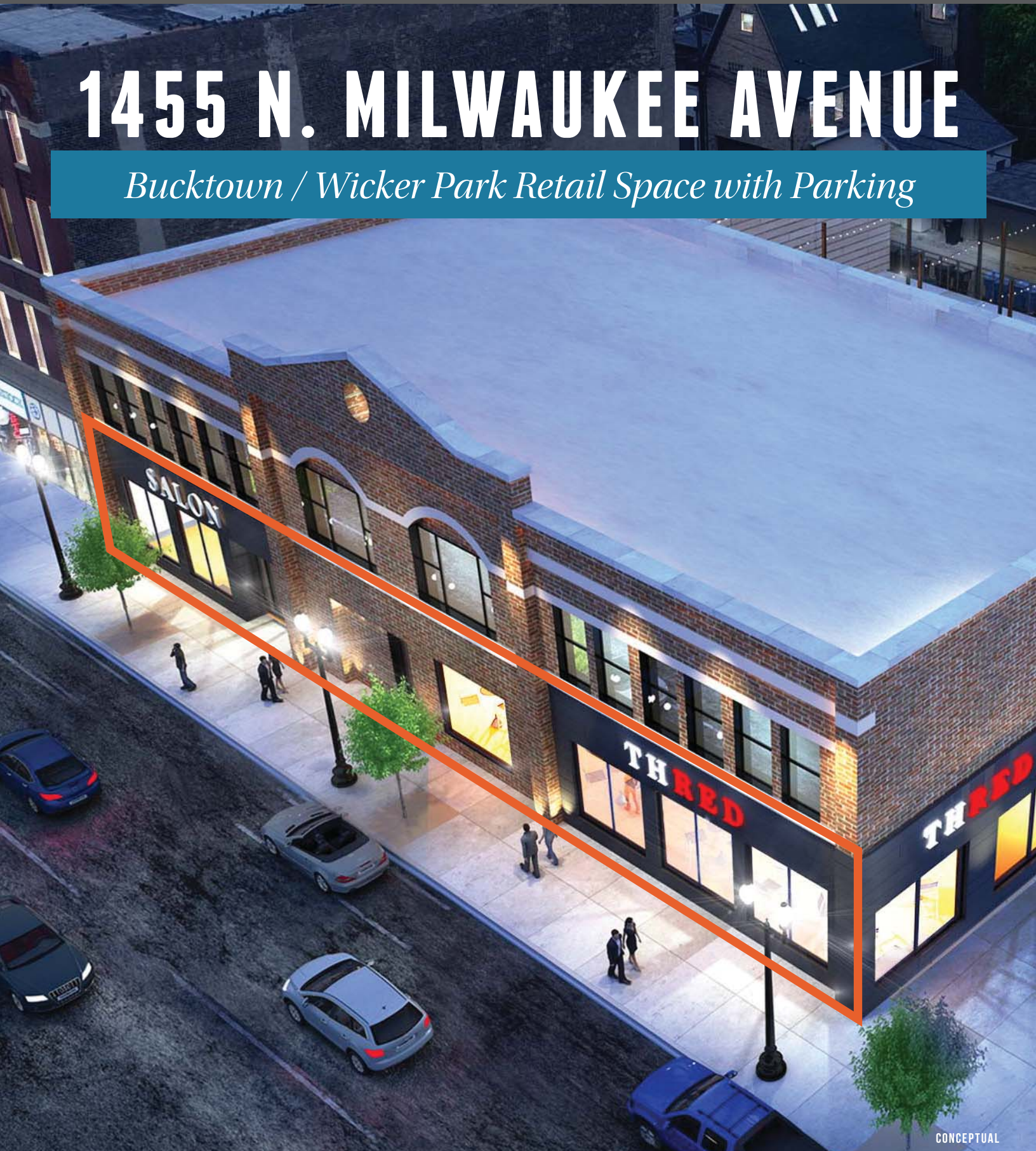


Flagship Opportunity in “the country’s fourth-best neighborhood for millennials” (Niche.com)

1455 N. MILWAUKEE AVENUE

Bucktown / Wicker Park Retail Space with Parking



CONCEPTUAL

For leasing information contact:

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NICOLE CARDOT

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CONCEPTUAL

2.2 M RIDERS

Annual Average (2016)
CTA Damen Blue Line Station

35,000

Weekly
Pedestrians

10,400 VPD

on N. Milwaukee
Avenue

\$376 M

2016 Annual Retail Expenditure
(0.5 Mi Radius from Site)

GROUND FLOOR - DEMISING OPTION A



1455 N. MILWAUKEE AVENUE

Bucktown / Wicker Park Retail Space with Parking

- › ±5,000 SF (divisible) of ground floor retail space available
- › 2nd floor fully leased
- › 23 commercial parking spaces behind building available
- › Tenant opportunity to design storefront
- › Located two blocks south of the CTA Damen Blue Line 'L' station
- › 106 feet of frontage along heavily trafficked Milwaukee Avenue (11,600 VPD)
- › Neighborhood co-tenancy includes Urban Outfitters, Free People, G-Star Denim, Carhartt, Aldo, Goorin Bros. Hat Company, TOMS Shoes, Timbuk2, Lululemon, Benefit and more

DEMOGRAPHIC SUMMARY

	0.25 MI	0.5 MI	1 MI
Average HHI	\$122,760	\$138,407	\$124,218
Daytime Population	3,152	10,914	35,008
Residential Population	4,511	18,433	57,269

For more information contact:

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NICOLE CARDOT 312.275.0371

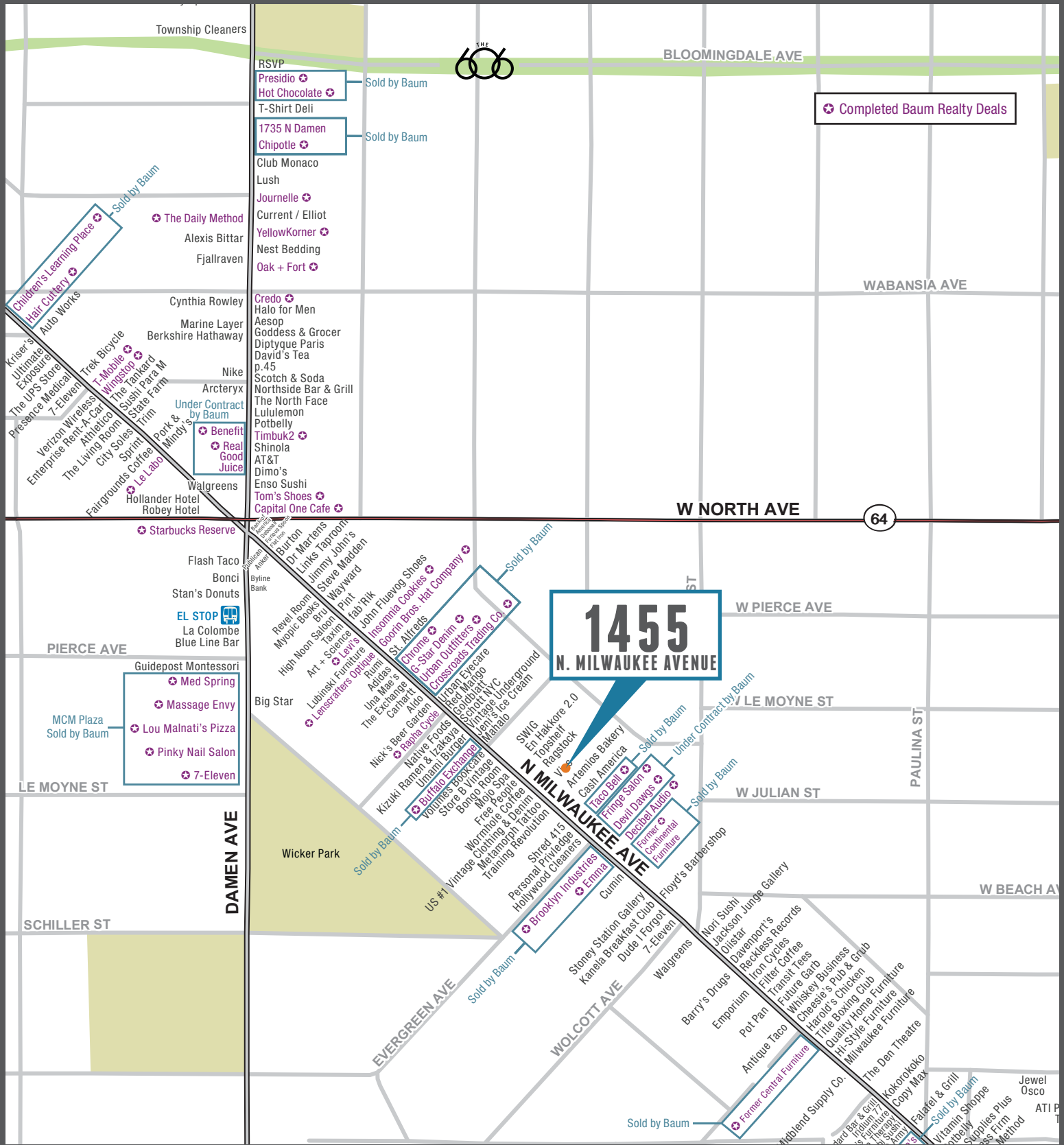
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GROUND FLOOR - DEMISING OPTION B



BUCKTOWN CO-TENANCY





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