

21 EAST CHESTNUT STREET

Gold Coast, Chicago

INTRODUCTION

A RARE OPPORTUNITY WITH INCREDIBLE VISIBILITY, 21 EAST CHESTNUT STREET OFFERS 118 FT OF WRAPAROUND FRONTAGE ON EAST CHESTNUT AND NORTH WABASH STREETS WITH 4,778 SF OF GROUND FLOOR SPACE AND 565 SF OF STORAGE SPACE IN THE LOWER LEVEL.



PREMIER LOCATION

- LOCATED DIRECTLY BENEATH 168 NEWLY CONVERTED APARTMENT RENTALS.
- IRREPLACEABLE GOLD COAST LOCATION STEPS FROM POTASH MARKET UPSCALE GROCERY STORE, STARBUCKS, ARGO TEA, AND NUMEROUS POPULAR RESTAURANTS.

- IMMEDIATE ACCESS TO CTA BUS AND RED CHICAGO “L” TRAIN CONNECTION (3-MINUTE WALK) AND THE BROWN/PURPLE CHICAGO “L” STOP JUST SIX BLOCKS AWAY
- LESS THAN TWO BLOCKS WEST OF CHICAGO’S FAMED “MAGNIFICENT MILE”, NEAR WATER TOWER PLACE AND 900 NORTH MICHIGAN SHOPS, AND TWO BLOCKS SOUTH OF THE ELITE BOUTIQUE SHOPPING ON OAK STREET.

- TWO BLOCKS FROM THE FAMED WALDORF ASTORIA HOTEL AND CONDOMINIUM TOWER AND NO. 9 WALTON, WHICH HAS SET THE NEW MARKET PRICE PER SQUARE FOOT RECORDS FOR THE UBER-LUXURY CONDO MARKET.
- RIGHT DOWN THE STREET FROM BELOVED CHICAGO RESTAURANT FAVORITES SUCH AS GIBSONS, HUGO’S FROG BAR AND TAVERN ON RUSH.



21 E.
CHESTNUT



GOLD COAST

ONE OF CHICAGO'S MOST BEAUTIFUL AND AFFLUENT AREAS, THE GOLD COAST IS A DRAW FOR LOCALS AND VISITORS ALIKE AS IT IS HOME TO A RANGE OF INTERNATIONALLY RECOGNIZABLE LUXURY RETAILERS, HIGH-END BOUTIQUES, ACCLAIMED RESTAURANTS, FIVE-STAR HOTELS AND NEW RESIDENTIAL DEVELOPMENTS.



RETAIL

THE RETAIL EPICENTER OF THE CITY WITH RETAILERS INCLUDING DIOR, SAINT LAURENT, VERSACE, ARITZIA, TESLA, RAG & BONE AND GUCCI



RESTAURANTS

RESTAURANTS IN THE MARKET INCLUDE TRULUCKS, BISTRONOMIC, CARMINES, TAVERN ON RUSH, HUGO'S FROG BAR & FISH HOUSE, LUX BAR, MORTON'S STEAKHOUSE, NICO OSTERIA AND GIBSON'S BAR & STEAKHOUSE



HOTELS

WITHIN THE GOLD COAST MARKET ARE 12 HOTELS INCLUDING THE WALDORF ASTORIA, THE DRAKE, SOFITEL, THE RITZ-CARLTON, THE THOMPSON, THE FOUR SEASONS AND THE VICEROY



TRANSPORTATION

TRANSIT IS EASILY ACCESSIBLE WITH THE CTA CHICAGO AND STATE RED LINE "L" STOP WITH 5,119,667 MILLION RIDERS PER ANNUM.

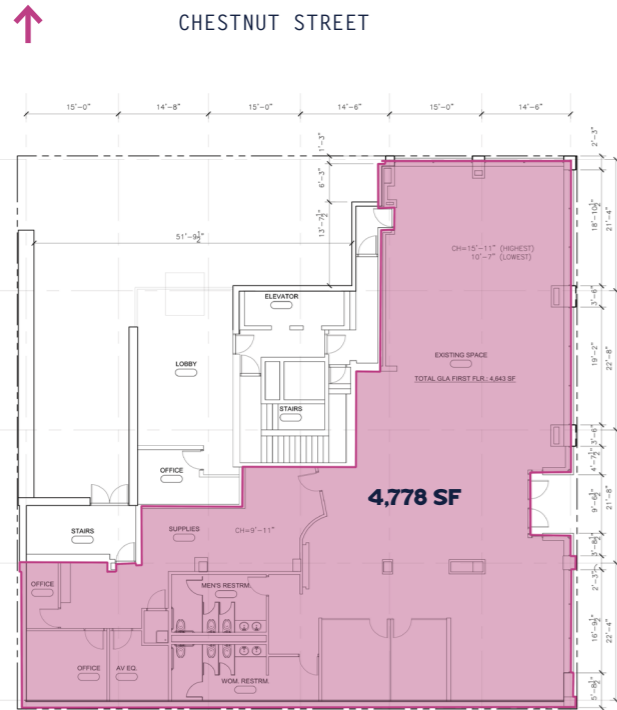


LIVING

MEDIAN AGE IS 40 WITH AN AVERAGE HOUSEHOLD INCOME OF \$135,042 WITHIN A 1/4 MILE



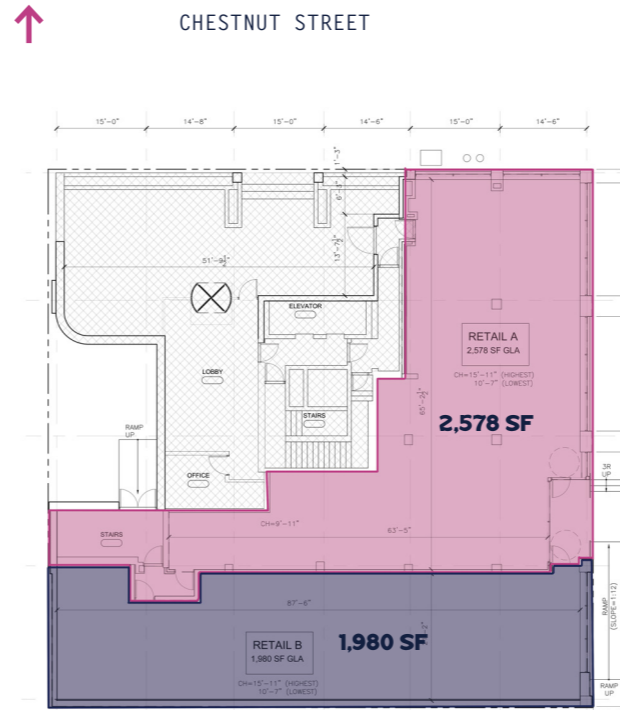
FLOOR PLANS AS-IS



GROUND FLOOR
4,778 SF



LOWER LEVEL
556 SF



GROUND FLOOR
RETAIL A: 2,578 SF
RETAIL B: 1,980 SF



LOWER LEVEL
556 SF

FLOOR PLANS DEMISED

OUR TEAM

ANTHONY CAMPAGNI
MANAGING PRINCIPAL
AC@ARCREGRP.COM | 630.908.5695

ELAN RASANSKY
PRINCIPAL
ELAN@ARCREGRP.COM | 630.908.5696

A·R·C
REAL ESTATE

200 SOUTH WACKER DRIVE, SUITE 1325
CHICAGO, IL 60606
630.908.5700 | WWW.ARCREGRP.COM

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