

FOR LEASE

**3250-3260 W. 55TH STREET
CHICAGO, ILLINOIS**

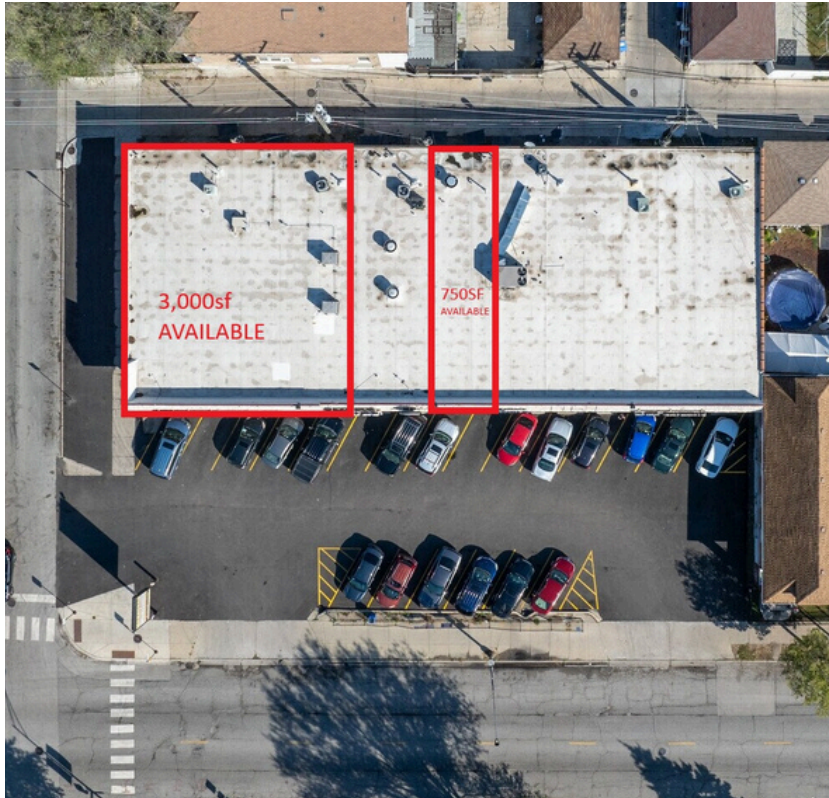
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SITE PLAN

OAKWOOD REALTY GROUP



PROPERTY HIGHLIGHTS:

Opportunity to lease an end cap space and former pizzeria on a busy street in a densely populated neighborhood. This property has ample on site parking, which is rare in the City of Chicago. Pylon signage available. Site is one block east of Kedzie Ave and is within close proximity to Midway Airport.

MAJOR AREA CO-TENANTS:

Walgreens, LA Fitness, Pete's Fresh Market

TOTAL GLA: 9,600 SF

**AVAILABLE SQ. FOOTAGE: 750 SF TO 3,000 SF
(DIVISIBLE)**

**TRAFFIC COUNTS: 13,000 VEHICLES PER DAY (55TH
STREET) & 19,200 VEHICLES PER DAY (KEDZIE AVE.)**

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ADDITIONAL INFO

OAKWOOD REALTY GROUP

LOCAL DEMOGRAPHICS

	1 mile	3 miles	5 miles
Average Household income:	\$46,730/YR	\$44,654/YR	\$46,644/YR
Population:	46,068	255,161	525,604
Daytime Population:	5,747	57,554	227,801



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