

6362 W GRAND AVE

CHICAGO, IL 60639 // RETAIL PROPERTY FOR LEASE



OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	2,500 SF
Zoning:	B3-1

PROPERTY OVERVIEW

Conveniently located near major thoroughfares including Cicero Avenue, Harlem Avenue, North Avenue, and I-290, the property is surrounded by a strong mix of national retailers, automotive businesses, restaurants, banks, and neighborhood services

LOCATION OVERVIEW

A free-standing B-3-1 Building located on the highly visible hard corner of Grand Avenue and Narragansett Avenue in Chicago's thriving Northwest commercial corridor, 6362 W. Grand Ave. offers approximately 2,500 square feet of versatile commercial space ideal for automotive, contractor, retail, or service users

PROPERTY HIGHLIGHTS

- Vehicles Per Day
- Grand Avenue : 22,800
- Narragansett Avenue : 24,900

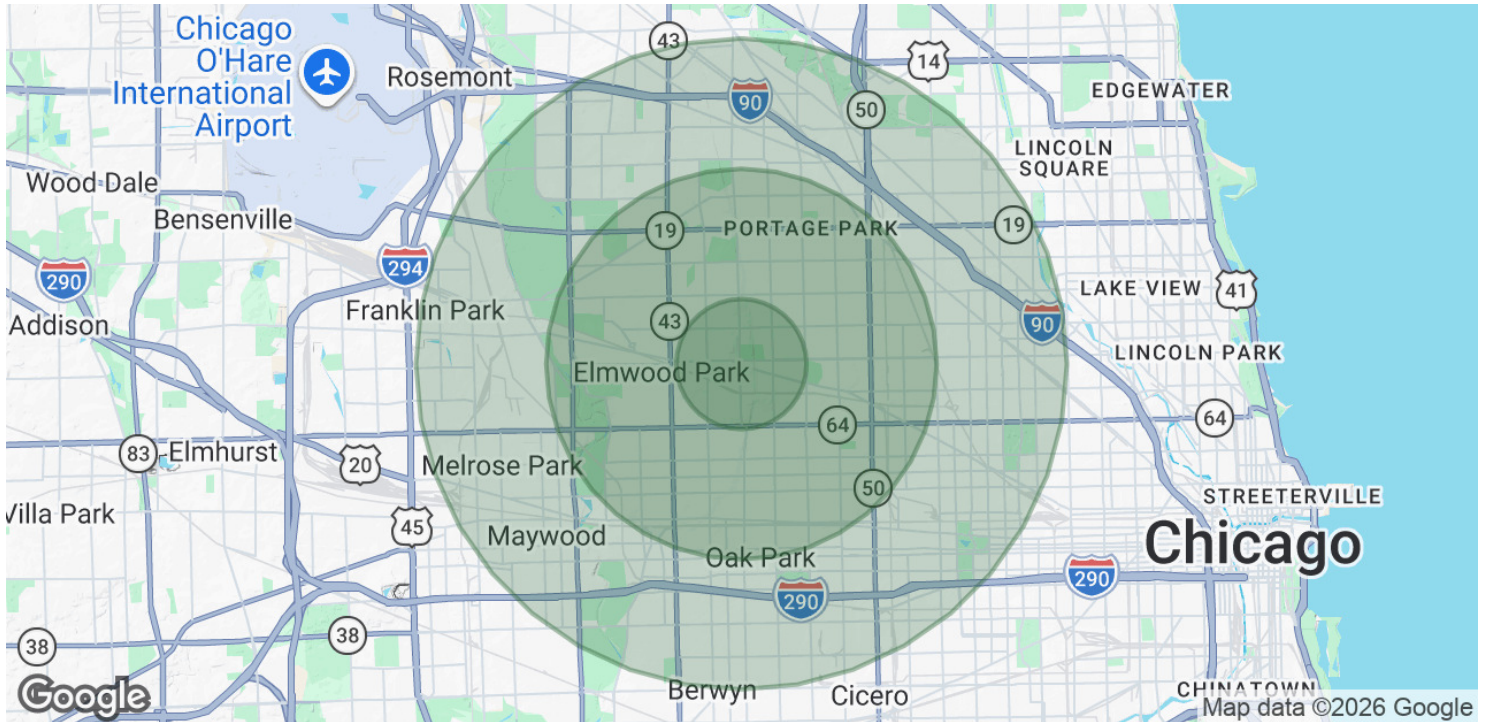
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	43,208	366,016	919,285
Average Age	39.2	39.1	37.8
Average Age (Male)	37.4	37.9	37.0
Average Age (Female)	40.4	39.7	38.5

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	14,250	133,703	347,578
# of Persons per HH	3.0	2.7	2.6
Average HH Income	\$99,237	\$101,989	\$104,306
Average House Value	\$305,424	\$365,494	\$376,675

2023 American Community Survey (ACS)

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