

# 1135 West Chicago Avenue Suite 1W

Chicago, IL 60642

**MEDTAIL FOR LEASE**



# 1135 West Chicago Avenue Suite 1W

Medtail

## Property Summary



### PROPERTY DESCRIPTION

Discover an exceptional leasing opportunity at 1135 West Chicago Avenue, Chicago, IL. This prime commercial property offers a versatile space designed to accommodate a range of business needs. With its modern design, high ceilings, and ample natural light, this property provides a welcoming and professional environment for your operations. Convenient amenities and a strategic location make it ideal for retail, office, or creative use. Embrace the potential of this well-positioned space to elevate your business and create a lasting impression. Don't miss the chance to make this impressive property the new home for your enterprise.

### OFFERING SUMMARY



LEASE SUMMARY  
**\$38 SF/YR (NNN)**



AVAILABLE SF  
**1,600 SF**



UNITS  
**-**



CAM  
**\$1.25 PSF**



RET  
**\$**

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## Demographics



### 2,820

**TOTAL POPULATION**

0.25 MILES

11,937	52,680
0.5 MILES	1 MILE



### 32.3

**AVERAGE AGE**

0.25 MILES

33.3	34.0
0.5 MILES	1 MILE



### \$183,013

**AVERAGE HH INCOME**

0.25 MILES

\$179,526	\$196,891
0.5 MILES	1 MILE



### \$604,936

**AVERAGE HOUSE VALUE**

0.25 MILES

\$606,083	\$600,049
0.5 MILES	1 MILE

*\* Demographic data derived from 2020 ACS - US Census*

## PROPERTY HIGHLIGHTS

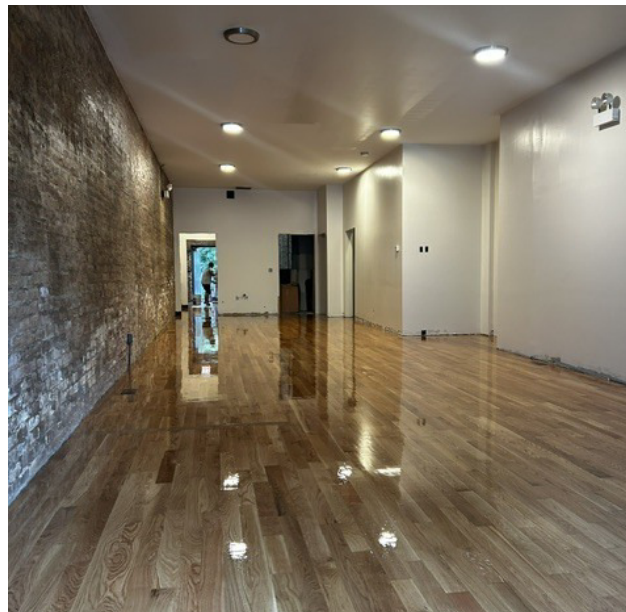
- Prime retail space with high visibility
- Open layout for versatile use
- Modern and stylish storefront
- High ceilings and abundant natural light
- Proximity to public transportation
- Located in a high-traffic area
- Strong demographics and foot traffic
- Close to popular dining and shopping destinations

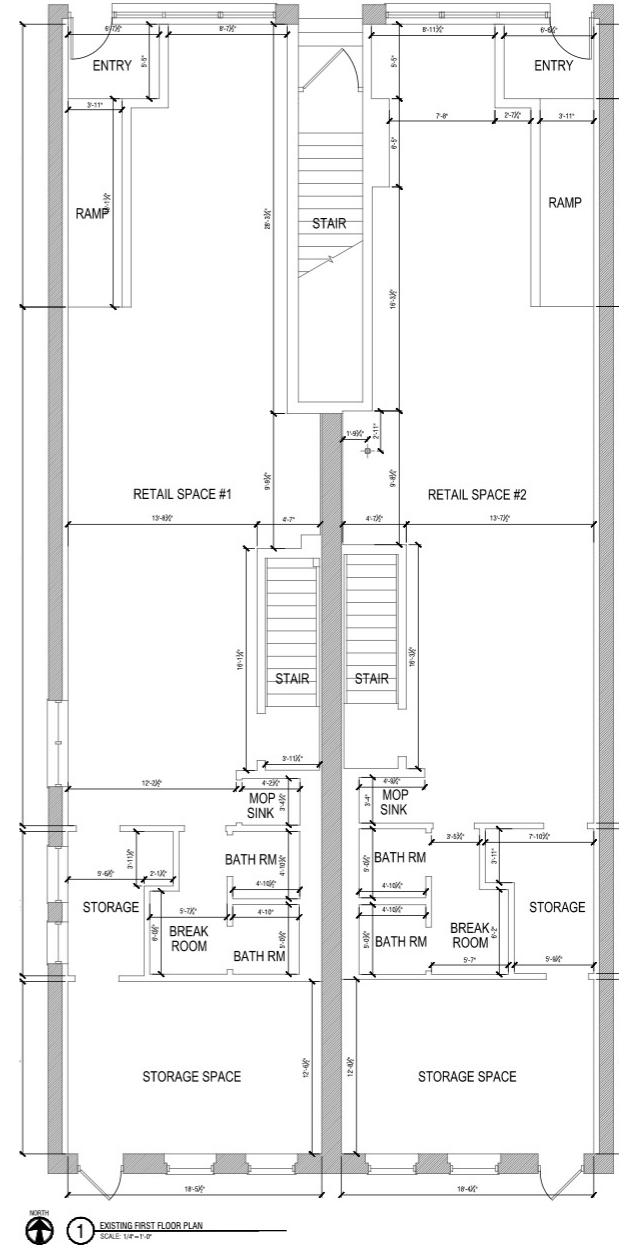
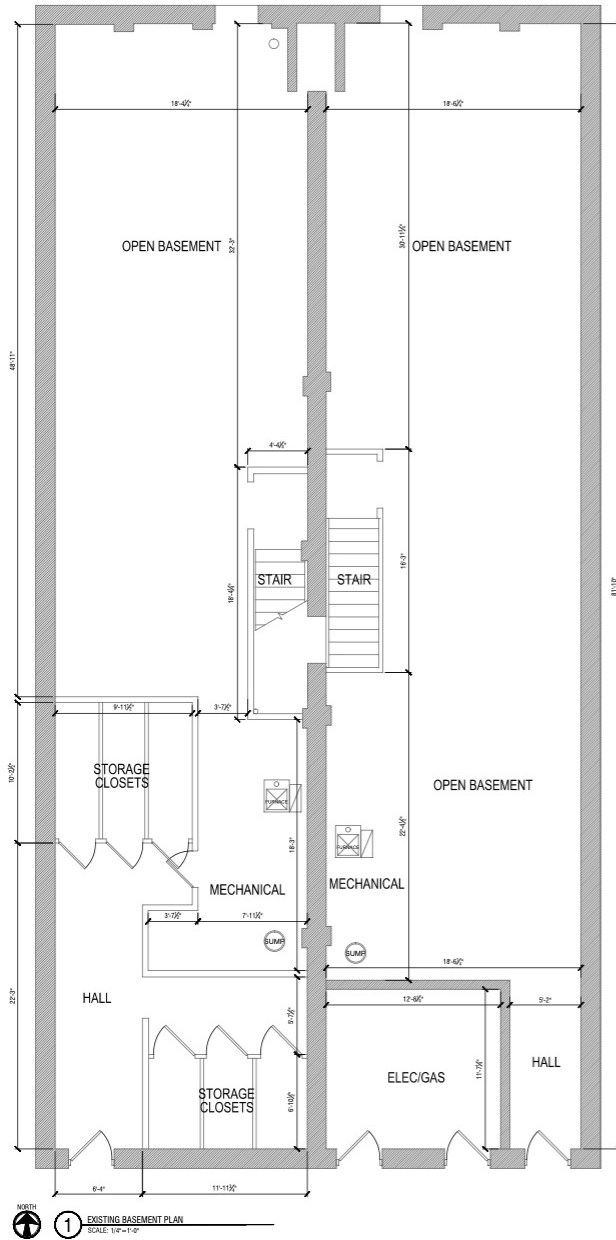


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## Additional Photos





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# Retailer Map



1135 West Chicago Avenue Suite 1W

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Meet The Team



**William Park**

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REAL ESTATE &  
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