



**Join the community's only full-service grocer!**

**PROPERTY/MARKET SUMMARY**

- 1,725 to 3,625 SF Available
- 96% LEASED Grocery Anchored center located in the heart of Hazel Crest
- The community's only full-service grocer, Teddy's Market
- Strong mix of local and national tenants
- 2 12" hoods in former bakery & former takeout pizza space available
- Join New Additions: Lavish Kuttz, Spice Queen, Hazel Crest Smoke Shop, & The Sugar Suite!

**PRICING**

- Asking Price | \$12-15 / SF / Year
- CAM & Tax | \$8.60
- Up to 36,000 Vehicles Per Day

**COME JOIN**

**3-MILE DEMOGRAPHICS**

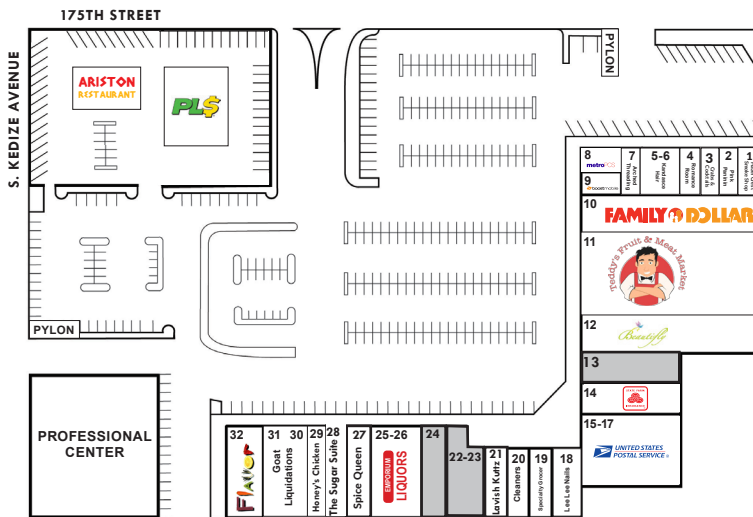
**POPULATION:** 79,099  
**# HOUSEHOLDS:** 28,583  
**AVE HH INCOME:** \$84,216



*Information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, or withdrawal without notice.*



**SITE PLAN**



#	S. KEDZIE AVE.	SF	TENANT
32	17575	4,000	Flavor Brunch
30-31	17569-71	6,099	d.d. GOAT
29	17565	1,700	Honey's Chicken
28	17563	2,700	Sugar Suite Events
27	17561	1,500	Spice Queen
26-25	17559	4,500	Emporium Liquors
<b>22-24</b>	<b>17553-55</b>	<b>3,625</b>	<b>AVAILABLE</b>
<b>24</b>	<b>17557</b>	<b>1,725</b>	<b>AVAILABLE</b>
21	17549	1,700	Lavish Kuttz
20	17547	1,800	Cleaners
19	17545	1,700	Specialty Grocer
18	17543	1,729	Lee Lee Nails
15-17	17541	8,250	U.S. Post Office
14	17537	1,200	State Farm Insurance
<b>13</b>	<b>17535</b>	<b>3,500</b>	<b>AVAILABLE</b>
12	17533	7,500	Beautifully
11	17531	13,682	Teddy's Market
10	17521	8,340	Family Dollar
9	17519	1,000	Boost Mobile
8	17517	1,000	Metro by T-Mobile
7	17515	1,000	Arched Threading & Waxing
5-6	17511	2,000	Kandase Hair Sauce
4	17509	750	Romance Room
3	17507	750	Crabs & Cocktails
2	17505	1,000	Pink Panini
1	17503	1,000	Hazel Crest Smoke Shop

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