

AVAILABLE



for lease

GRAND BLVD PLAZA

5401 S Wentworth Ave Chicago, IL 60609

FOOD COURT & OUTLOT OPPORTUNITY SEEN BY 225K+ VPD ON DAN RYAN



Offering Summary



AVAILABLE SF | 1,200 SF, 23,360 SF
ASKING PRICE | \$33.00 SF/YR NNN
CAM & TAX | \$12.50, \$15.61 SF/YR
ZONING | PD410



Traffic Count:
225,000+ VPD



Avg HH Income:
\$60,424 (3 MILES)



Population:
295,984 (3 MILES)



#Households:
110,783 (3 MILES)

Secure the final food court and outlot opportunities at Grand Blvd Plaza, located just off the I-90/94 interchange with premier signage exposure to more than 225,000 VPD. Benefit from strong co-tenancy with Pizza Hut, Foot Locker, Family Dollar, DTLR, and Tesla Charging (coming soon), along with ample parking, 24-hour security, and convenient access to multiple CTA bus lines and the CTA Red Line.

- **Food Court Unit:** 1,200 SF (Unit 9W) former restaurant space in a high-traffic food court with established customer traffic. CAM/Tax: \$15.61 SF/YR
- **Outlot 7:** 23,360 SF (0.53 AC) outlot approved for 1-2 drive-thru lanes, ideal for QSR, retail, or financial service users. CAM/Tax: \$12.50 SF/YR

Tenants:



Foot Locker



MATANKY REALTY GROUP
200 N LASALLE ST STE 2350
312-337-1001
MATANKY.COM

TERRI COX
312-337-1001
TCOX@MATANKY.COM

ANTHONY ORTIZ
312-337-1001
AORTIZ@MATANKY.COM

4-Way Expressway
Interchange



to DAN RYAN

DAN RYAN EXPRESSWAY
210,000 VEHICLES PER DAY



S. WENTWORTH AVE.
10,000 VEHICLES PER DAY

W. GARFIELD BLVD.
35,000 VEHICLES PER DAY



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.



MATANKY REALTY GROUP
200 N LASALLE ST STE 2350
312-337-1001
MATANKY.COM

TERRI COX
312-337-1001
TCOX@MATANKY.COM

ANTHONY ORTIZ
312-337-1001
AORTIZ@MATANKY.COM