

North Park - Chicago RETAIL SPACE WITH GREAT VISIBILITY AVAILABLE FOR LEASE



566 W. Lake St. Suite 225
Chicago, Illinois 60661-1411
kudangroup.com

6257-A N. McCormick Blvd. Chicago, IL



**OPERATING BUSINESS.
DO NOT DISTURB EMPLOYEES OR MANAGEMENT.**



North Park

North Park is one of the 77 well-defined community areas of the City of Chicago. It is bordered by the North Shore Channel on the east, the Chicago River's North Branch and Foster Avenue on the south, Cicero Avenue on the west and Devon Avenue on the north. North Park is part of the 60625 and 60659 zip codes. North Park received its name from the North Park University that build the Old Main building in 1894 along Foster Avenue west of Kedzie, on the north side of the river. Further north is the campus of Northeastern Illinois University which opened in 1961. Chicago's PBS station, WTTW, is headquartered in this neighborhood in the Chicago Production Center. Source: Wikipedia

6257-A N. McCormick Blvd. Chicago, IL 60659

Size	Approx. 3,137 SF
Rental Rate	\$20/SF NNN
CAM & Insurance	\$3.45/SF
Taxes	\$5.62/SF

For additional information or to schedule a showing contact:

Daniel Rubinow

773-809-5409

daniel@kudangroup.com

Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	17,819	200,401	450,778
2015 Female Population	18,627	201,970	455,868
2015 Total Population	36,446	402,371	906,646
2015 Total Households	11,966	156,491	364,991

Income

2015 Median Household Income	\$52,496	\$51,884	\$56,000
2015 Per Capita Income	\$25,556	\$30,531	\$34,233
2015 Average Household Income	\$76,720	\$76,444	\$82,861

Nearby Businesses

Hong Kong Buffet	Office Depot
Starbucks	Home Depot
Panera Bread	Mattress Firm

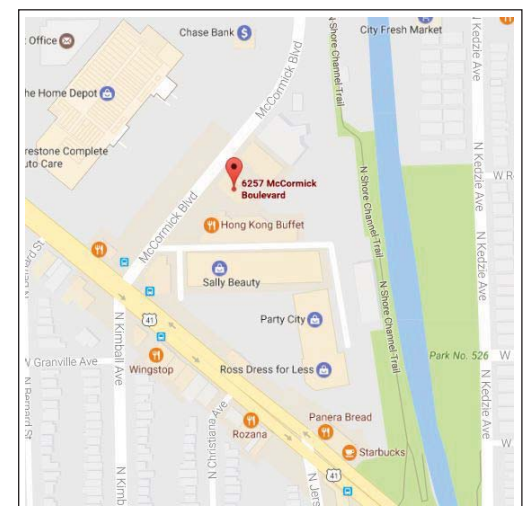
Description

Retail space available for lease in October 2017, currently occupied by a UPS store. Located in a shopping center in North Park, on Chicago's northwest side. The property is anchored by a highly successful Hong Kong buffet and new Sushi World restaurant. Great location along McCormick Blvd. with great visibility and access. Daily traffic count of 27,100. Also nearby is the Lincoln Village Shopping Center and Home Depot.

OPERATING BUSINESS. DO NOT DISTURB EMPLOYEES OR MANAGEMENT.

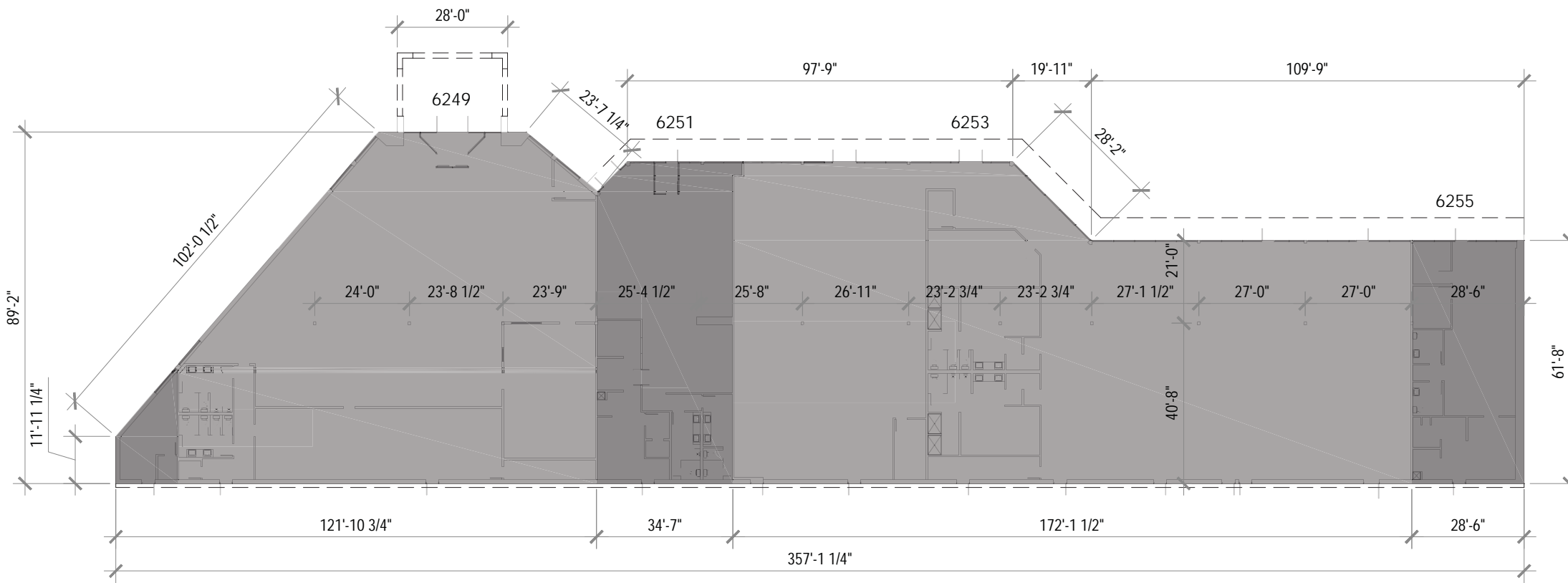
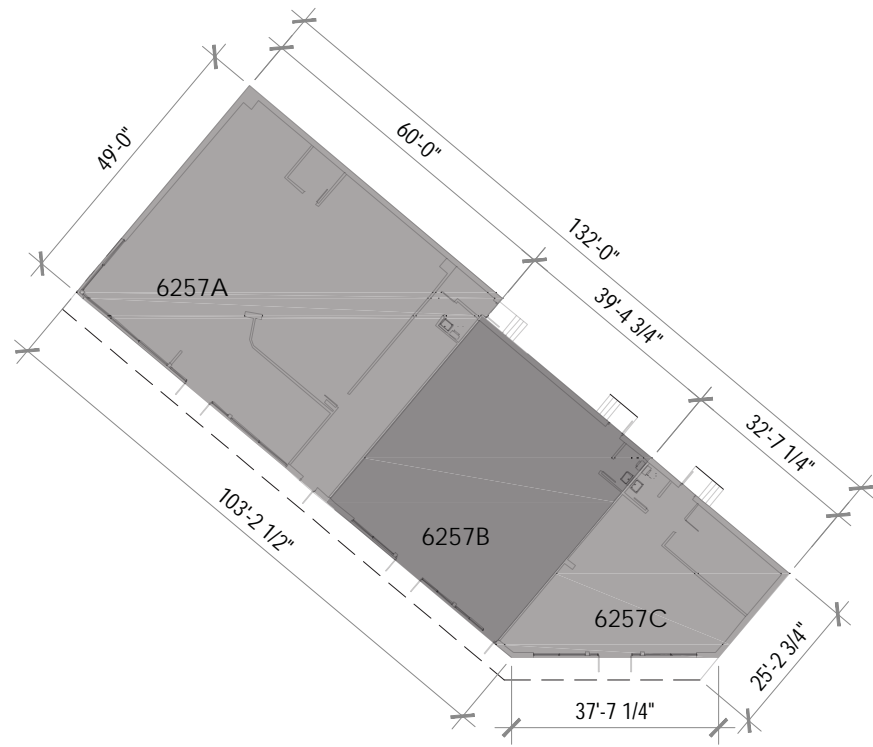
No representation is made as to the accuracy of this information and it is submitted subject to errors, omissions, prior sale or withdrawal without notice. 1024 7-29-2013

Map McCormick, Lincoln & Devon



LISTING INFO

Agent Responsible	Daniel Rubinow
Transaction Type	Lease Only
Type of Property	Retail Space
Property Data	
Property Name	McCormick Plaza
Address	6257A N. McCormick Boulevard
City, Zip Code	Chicago, IL 60659
Area	Far North Chicago
County	Cook
Rental Rate	\$20 / Square Foot
Lease Type	NNN
Lease Term	TBD
Yearly Adjustment	3%
CAM & Insurance	\$3.45/Square Foot
Taxes	\$5.62/Square Foot
Building Type and Year Built	Neighborhood Center / 1985
# of Seats	See agent
Stories	1
Size	2,940 Sq Ft
Parking	Shared Parking Lot
Zoning	B3-1, Chicago
Licenses	N/A
A/C & Heat	See agent
Electric (amps)	See agent
Type of Roof & Age	Flat
Ceiling Heights	See agent
Ward	50
Alderman	Debra L. Silverstein – 773-262-1050
Nearby Businesses	Starbucks, Panera Bread, Office Depot, Home Depot, Mattress Firm, Famous Footwear, Chase Bank
Property Description	Retail space available for lease in October 2017, currently occupied by a UPS store. Located in a shopping center in North Park, on Chicago's northwest side. The property is anchored by a highly successful Hong Kong buffet and new Sushi World restaurant. Great location along McCormick Blvd. with great visibility and access. Daily traffic count of 27,100. Also nearby is the Lincoln Village Shopping Center and Home Depot.
Cross Streets	McCormick, Lincoln, and Devon
Business Data	
Business Description	Currently a UPS location.
Is the business currently operating?	YES. OPERATING BUSINESS. DO NOT DISTURB EMPLOYEES OR MANAGEMENT.

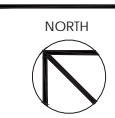


BUILDING AREAS

6249	8,494 S.F.
6251	3,047 S.F.
6253	13,412 S.F.
6255	1,950 S.F.
COMMON	349 S.F.
TOTAL	27,252 S.F.
6257A	3,137 S.F.
6257B	1,932 S.F.
6257C	1,256 S.F.
TOTAL	6,325 S.F.

1 MAIN FLOOR PLAN
1/32" = 1'-0"

MCCORMICK PLAZA
6249 NORTH MCCORMICK BLVD.
CHICAGO, IL



DATE: 16/04/29
SURVEYOR: MJ
DRAWN BY: MJ

MAIN

SHEET TITLE

1

SHEET #



Novamar Building Document
1321 Washington
Evanston, IL 60202
P 847.530.1294
www.buildingdocument.com