

# Printer's Row - Chicago

## ESTABLISHED RESTAURANT WITH OUTDOOR PATIO & TAVERN LICENSE

Confidential Listing #659



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

### South Loop

The South Loop is home to a thriving community of young professionals, students of nearby colleges, and Chicago's very own former Mayor Richard M. Daley. The neighborhood features notable historical landmarks that include the 1836 Clarke House, one of Chicago's oldest residences; a diverse dining scene; blues clubs and other nightlife options; and the convenience of the Museum Campus and Loop a short stroll away.

### Confidential Listing #659

Size	2,400 SF (Approx.)
Rental Rate	\$28.00/SF Net
Asking Price	\$199,000 (Business Only Sale)

Smart Phone (QR Code)

◀ For additional information, please contact:

Jarrett Fradin

312.575.0480 Ext. 15

Jarrett@kudangroup.com



566 W. Lake St. Suite 320  
Chicago, Illinois 60661-1411  
kudangroup.com

### Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	21,350	156,492	367,359
2015 Female Population	22,346	162,871	377,305
2015 Total Population	43,696	319,363	744,664
2015 Total Households	22,756	158,918	325,377

### Income

2015 Median Household Income	\$75,190	\$64,780	\$55,506
2015 Per Capita Income	\$55,840	\$44,507	\$35,260
2015 Average Household Income	\$94,652	\$85,600	\$77,202

### Note

Confidential Listing #659. Please fill out the attached Non-Confidentiality Form (NDA) to receive full details.

### Highlights

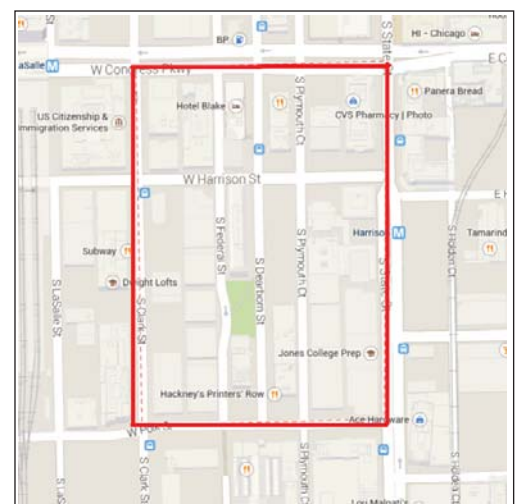
Established business (70+ years) for sale with transferable Tavern License. Corner location with the largest outdoor patio in the South Loop. Space features a full kitchen, tap system with 8 handles and full basement. 200+ occupancy with several different special event rooms. Strong foot traffic and demographics. Attract South Loop patrons any time of day from morning to late night.

*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. 646 2/10/14

### Map

Printer's Row



**\*\*Please fill out completely to receive information\*\***

**CONFIDENTIALITY & NON-DISCLOSURE AGREEMENT**

Property Description(s):	Established Restaurant with 200+ Occupancy, Outdoor Patio and Tavern License
Asking Price:	\$199,000 (Business Sale Only)
In which publication/web site did you see the listing?	
Code #	659
<b>Your contact info:</b>	
Name/Company:	
Phone:	
Email:	

This AGREEMENT is between (print name) \_\_\_\_\_ (“Buyer”) and Kudan Group, Inc., an Illinois licensed business broker (“Kudan”) as agent for the owner and/or legal entity of the business described above or any other business being represented by Kudan (“Business”).

Kudan agrees to allow Buyer access to certain confidential and/or proprietary information relating to the affairs of Business, for the purpose of purchasing or leaseing real and/or personal property, including but not limited to equipment, trade fixtures, goodwill and other valuables constituting the Business.

Buyer may review, examine, inspect, have access to, or obtain such information only for the purposes described above, and agrees to keep such disclosed information confidential pursuant to the terms of this agreement.

Kudan has or shall at some time in the future, furnish to the Buyer certain confidential information and may further allow the Buyer to inspect the Business and/or interview suppliers, customers or employees of the Business only with prior permission of the Business or Kudan, on the following conditions:

1. The undersigned Buyer agrees to keep all disclosed information confidential, including but not limited to location, size, capacity, and financial information, in trust and confidence and agrees that it shall be used only for the contemplated purpose and shall not be used for any other purpose;
2. No copies or abstracts will be made or retained of any information supplied and all information supplied including any copies, shall be immediately returned to Kudan upon demand by Kudan;
3. The information shall not be disclosed to any employee, consultant or third party without the prior written consent of the Business owner or Kudan and said party receiving the information shall first sign a “Confidentiality & Non-Disclosure Agreement” with Kudan;
4. It is understood that the Buyer shall have no obligation to keep confidential any information known by the Buyer prior to the date of this Agreement or information generally known within the industry prior to the date hereof;
5. The Buyer acknowledges that the information to be disclosed is proprietary and in the event of unlawful use or wrongful disclosure, the Business and Kudan, jointly and separately shall be entitled to injunctive relief as well as monetary damages, including but not limited to reasonable attorneys’ fees and court costs.

This Agreement shall be binding upon and inure to the benefit of the parties, their successors, assigns and personal representatives.

**PLEASE FILL OUT ENTIRE FORM. IF WE DON'T HAVE YOUR CONTACT INFORMATION WE CAN NOT SEND INFO.**

Agreed to by: (Sign & Print Name of Buyer)	Date:
Kudan Group, Inc. By:	Date:
<b>Please Fax to Kudan Group, Inc. 312.244.3187</b>	