

River North - Chicago RARE RESTAURANT AVAILABLE IN DENSE RIVER NORTH

22 W. Ohio St. - Rev Burger



River North

River North is a neighborhood in the Near North Side of Chicago. Bound by Michigan Ave. to the east, Chicago Ave. to the north, and the Chicago River to the south and west; River North is a neighborhood of densely packed galleries, art fairs and gallery walks. Boutiques and specialty shops, including upscale antique stores and furniture dealers line the streets. It's also a foodie's paradise, with an amazing assortment of dining options to satisfy every palate and budget. After dark, young and hip club-goers descend on River North for its plentiful and vibrant nightlife.

22 W. Ohio St. - Rev Burger

Size	2,308 SF (Business)
Zoning	DX-12
Rental Rate	\$23/SF (Net)
Price	\$179,000 (Business Sale)

For additional information or to schedule a showing:

◀ Smart Phone (QR Code)

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Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	46,067	161,764	372,127
2015 Female Population	50,599	171,053	383,553
2015 Total Population	96,666	332,817	755,680
2015 Total Households	60,418	177,800	354,322

Income

2015 Median Household Income	\$80,577	\$73,545	\$60,865
2015 Per Capita Income	\$76,714	\$61,029	\$45,315
2015 Average Household Income	\$118,799	\$109,023	\$93,826

Nearby Businesses

Eggsperience Cafe	Pops for Champagne
Melting Pot	Instituto Cervantes
Rainforest Cafe	Several Major Banks
Hard Rock Cafe	

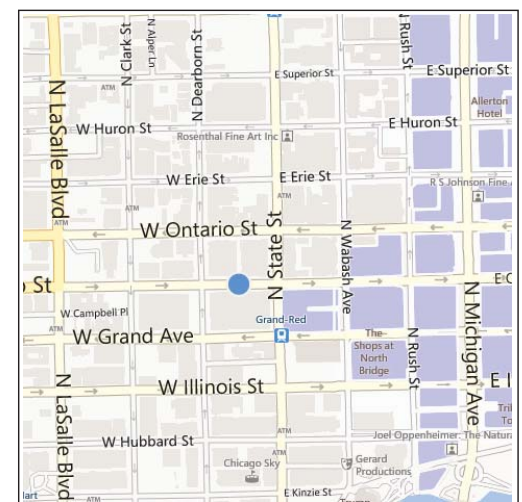
Highlights

Rare restaurant available in River North. Newly built and fully fixtured restaurant featuring vaulted ceiling and private outdoor seating. Located in the thriving and dense River North neighborhood. Centrally located amongst corporate offices and retail, and near some of the most popular tourist destinations, including the Hard Rock Café, Rock & Roll McDonalds and the Rainforest Café.

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. 1030 12-10-2013

Map

Ohio St. and Dearborn Pkwy.



DATA SHEET – REV BURGER

Listing Agent/s	Juan Carlos Gomez
Transaction Type	Business Sale and Lease Assignment
Property Type	Restaurant
Property Name	Rev Burger
Address	22 W. Ohio St.
City, Zip	Chicago, IL 60611
Area	River North
County	Cook
BUSINESS INFORMATION	
Asking Price	\$179,000 (Business Sale)
Rental Rate	\$23/S.F.
Lease Type	Net
Taxes, CAM, Insurance	\$17/S.F.
Yearly Adjustments	Contact Agent
Duration	5 Years With Three 5 Year Options to Renew
Security Deposit	\$22,000.00
Size (Business)	2,308 S.F.
Basement	N/A
Occupancy/Seats	80 (Interior) Additional Seats from Private Front Cafe
HVAC Age	Newer
HVAC (tons)	Contact Agent
Electric (amps)	700 amps
Stories	1 (May Expand)
Building Type	Multi-Level Condo Complex with Retail
Roof Age	N/A
Roof Type	N/A
Parking	Street Parking and Two Space Available for Additional Rent
Zoning	DX-12
Licenses	Incidental Liquor, Retail Food
Ward & Alderman	42nd Ward, Brendan Reilly
Nearby Businesses	Eggsperience Café, Melting Pot, Castle, Hard Rock Café, Rainforest Café, Pops for Champagne, Instituto Cervantes & Several Major Banks Surrounding
Property Description	Restaurant in Multi-Level Condo Complex
Business Description	Rare, newly-built and fully-fixture restaurant featuring vaulted ceiling and private outdoor seating. Located in the thriving and dense River North neighborhood amongst corporate offices and retail. Also near to some of the most popular tourist destinations, including Hard Rock Café, Rock N’ Roll McDonald’s and Rainforest Café.
Location Description	River North - River North is a neighborhood in the Near North Side of Chicago. Bound by Michigan Ave. to the east, Chicago Ave. to the north, and the Chicago River to the south and west; River North is a neighborhood of densely packed galleries, art fairs and gallery walks. Boutiques and specialty shops, including upscale antique stores and furniture dealers line the streets. It’s also a foodie’s paradise, with an amazing assortment of

	dining options to satisfy every palate and budget. After dark, young and hip club-goers descend on River North for its plentiful and vibrant nightlife.
Cross Streets	Ohio St. and Dearborn Pkwy.