

1823 S
HALSTED



EAST PILSEN
ARTS & ENTERTAINMENT
1000 SF
13' CEILING HEIGHT
B3-2 ZONING
GARDEN AREA



FOR LEASE

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PICK PILSEN.

Rare opportunity to lease in the up and coming East Pilsen neighborhood. 1,000 sq ft of open space available for loft storefront, creative office or production uses. Great garden area in the rear. Join area retailers and artists making East Pilsen the place to be with a thriving Arts & Entertainment District.

Keep an eye out for many new tenants coming late 2016!



ARTS & COMMUNITY

East of Pilsen has Chicago's largest Arts Districts. Many notable murals line the community, as well as bakeries, restaurants grocery stores, and vintage shops. Nearby businesses include:

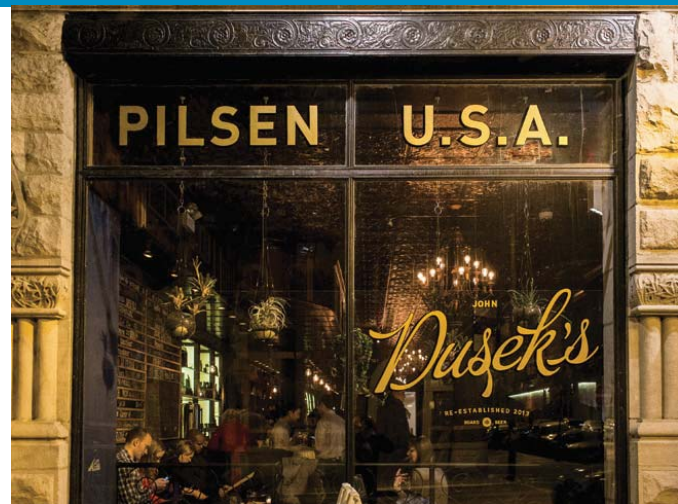


- Blumgarten
- DeColores
- Whisky Ginger
- Ving Tsung Self Defense Academy
- Chicago Art Department
- Kristoffer's Cafe & Bakery
- Crude Creatures Contemporary Art Gallery
- Clinard Dance Theater

ENTERTAINMENT

The retail space of 1823 S. Halsted is only minutes from popular Pilsen area dining and nightlife destinations including:

- PL-ZEN
- Thalia Hall
- Skylark
- Dusek's
- Punch House
- Simone's
- Canton Regio
- Pleasant House Pub



LISTING INFO

Agent	Georg Simos Georg@kudangroup.com
Transaction Type	Commercial Lease
Type of Property	Retail/Creative Office
Property Data	
Property Name	1823 S. Halsted St.
City, Zip Code	Chicago, IL 60608
Area	Pilsen
County	Cook
Rental Rate	\$24 PSF
Lease Type	Modified Gross
Lease Term	1 to 5 years. 1 to 2 Years Preferred.
Yearly Adjustment	3%
CAM	TBD
Security Deposit	2 Mos.
Taxes	Tax Stop TBD
Insurance	TBD
Size	1,000 S.F. (Approx.)
Parking	Street
Zoning	B3-2
A/C & Heat	GFA
Electric (amps)	TBD
Ceiling Height	13 Ft. (Approx.)
Ward	11
Alderman – Name and Phone Number	Patrick Thompson 773.254.6677
Nearby Businesses	Kristoffer's Café & Bakery, DeColores, Whisky Ginger, Ving Tsun Self Defense Academy, Blumgarten, Art of Imagination
Property Description	Open space for retail, loft storefronts, creative office or production uses. Great garden area in the rear. Join area retailers and artists making Pilsen the place to be with a thriving restaurant and entertainment district.
Location Description	Booming Pilsen retail corridor.
Cross Streets	18 th & Halsted.