

Glenview - Chicago North Shore RESTAURANT/BAR FOR LEASE IN GLEN TOWN CENTER

1811 Tower Dr. Glenview, IL 60026



Glenview

Glenview is an affluent suburb ideally located on Chicago's North shore, approximately 14 miles from downtown Chicago and 13 miles from O'Hare International Airport. Glenview is adjacent to interstates I-94 and I-294 with major roadways carrying up to 42,000 cars daily. Glenview is home to a number of major U.S. corporations and their offices including Anixter, Aon, Avon, and Kraft Foods. Downtown Glenview offers various shopping and dining options as well as a convenient Metra commuter rail station. As of the 2013 census, the village population was 50,692.

1811 Tower Dr. Glenview, IL 60026 - Formerly Ted's Montana Grill

Size (Approx.) 5,240 SF

Rental Rate \$33/SF

Lease Type NNN

Lease Term 10 Years

For additional information or to schedule a showing contact:

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Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	5,040	45,089	131,657
2015 Female Population	5,703	49,210	141,251
2015 Total Population	10,743	94,299	272,908
2015 Total Households	3,863	35,531	102,729

Income

2015 Median Household Income	\$94,142	\$75,152	\$74,941
2015 Per Capita Income	\$51,649	\$44,943	\$43,132
2015 Average Household Income	\$139,490	\$117,570	\$113,143

Nearby Businesses

RA Sushi
Yard House
Dick's Sporting Goods
ArcLight Cinemas

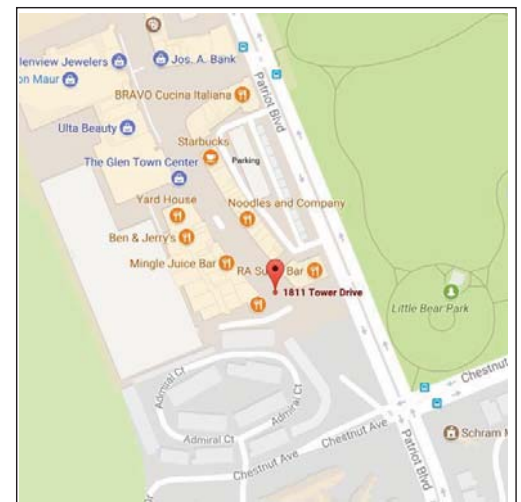
Property Description

Former *Ted's Montana Grill* restaurant with large kitchen, ADA bathroom and a full bar. Located in the Glen Town Center, an open air mall in affluent Glenview, near housing, major transportation and successful retailers.

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. M703 3-7-17

Map

Tower Drive & Aviator Lane



LISTING INFO

Agents	Jerrod Rosen Daniel Rubinow
Is this Confidential?	No
Transaction Type	Lease Only
Type of Property	Restaurant
Property Data	
Property Name	The Glen Town Center-Unit E19 <i>Formerly Ted's Montana Grill</i>
Address	1811 Tower Drive
City, Zip Code	Glenview, IL 60026
Area	Glenview, IL
County	Cook
Rental Rate	\$33 / SF
Lease Type	NNN
Lease Term	10 Years
Yearly Adjustment	3% Yearly Escalations
Security Deposit	Two Months Rent
Taxes, CAM & Insurance	\$11
Building Type and Year Built	Town Center / 2003
Stories	1
Size	5,240 SF
Parking	Shared Parking Lot
Zoning	MURC
A/C & Heat	Forced Air
Electric (amps)	Sufficient
Type of Roof & Age	Ask Agent
Ceiling Heights	Ask Agent
Nearby Businesses	Ra Sushi, Yard House, Dick's Sporting Goods, Mingle Juice Bar, Ben and Jerry's, ArcLight Cinemas, Flight Restaurant and Wine Bar.
Property Description	Former <i>Ted's Montana Grill</i> location with large kitchen, ADA bathrooms and full bar.
Location Description	Located in The Glen Town Center, an open air mall in affluent Glenview near housing, transportation and successful retailers.
Cross Streets	Tower Drive and Aviator Lane
FF&E included in price? Value?	Yes, Tenant may use existing equipment while leasing the premises.

TED'S INVENTORY

- 1 10' prep table for burger with a 6 drawer chef base refrigerator
- 1 small hand sink
- 1 3x3 small prep refrigerator table with top section for meat and front door
- 1 kitchen hood
- 1 12" heavy duty gas open burner range with table
- 2 heavy duty griddle flat top range seating on 1 chef base 6 drawer refrigerator
- 1 prince Castle Bun toaster
- 1 Bakers Pride 2 shelf oven
- 2 counter top warmers
- 1 3 station fried food (deep fryers)
- 1 10' prep station with warmer on top
- 2 Alto-Shaam control cook and Hold Oven
- 1 2 drawer refrigerator cabinet
- 1 French fries station
- 1 approx.. 5' freezer prep station with keep clean spoon water sink
- 1 2 shelf refrigerators
- 2 approx.. 5' 3 front door cooler (2 glass doors and one wood door per cooler)
- 1 draft beer station with 6 lines
- 1 approx. 10' liquor prep station with 2 unerbar liquor display and sink
- 1 approx. 4' liquor glass cleaner station
- 1 small sink
- 2 stainless shelf by the bar
- 1 approx. 42" plasma TV
- 10 wire rack shelf approx. from 3' to 6'
- 1 Hoshizaki ice maker approx. 4'
- 1 Hoshizaki ice maker approx. 2'
- 1 Continental freezer approx. 2' W x 7' H
- 1 water cleaner system with 4 filter attached to water line (Kinetico water system)
- 1 Alto-Shaam oven
- 1 approx. 6' cleaning table with 2 compartment sink and 2 stainless shelf on top
- 1 small sink
- 2 approx. 5' stainless prep table back to back
- 1 Univex mixer with 4 speed
- 1 Blodgett Double heavy duty commercial oven (doors are top and bottom)
- 1 electric steam kettle, tilting, approx. 24 to 30 quart
- 1 Bettcher Automatic Batter -Breeding system
- 1 Approx. 24' L x 12' W waling cooler with approx. 22' prep table, 1 sink, 1 meet slicer and 1 meet grinder
- 1 small sink with safety eye wash
- 1 approx. 3' x 5' cleaning station with shelf, sink compartment and small sink
- 1 approx. 2'x8' cleaning station with 3 sink compartment with 2 shelf on top
- 1 approx. 4' cleaning station
- 2 floor aluminum platform for vegetable storage
- 4 heat lamps

ADDITIONAL PHOTOS



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