

Old Town - Chicago FULLY EQUIPPED RESTAURANT WITH SIDEWALK CAFE

Confidential #M730



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

Old Town

Old Town is a neighborhood in Chicago, Illinois, bounded by the Ogden Ave. right-of-way on the northwest, Larrabee Street on the west, Clybourn Avenue on the southwest and Division Street on the south and Clark Street on the east and northeast. It spans across eastern parts of the community areas of Lincoln Park and the Near North Side. Old Town is today considered an affluent and historic neighborhood, home to many of Chicago's older, Victorian-era buildings. In the 1950s, the majority of this area was an enclave to the first Puerto Ricans to emigrate to Chicago. They referred to this area as part of "La Clark" until commercialization decorated late 1960s shop signs with the name of Old Town.

Confidential Code #M730

Size (Approx.)	1,624 S.F.
Rental Rate	\$50/SF Net
Price	\$99,000 (Assets)

For additional information or to schedule a showing contact:

Jarrett Fradin

312.575.0480 Ext. 15

jarrett@kudangroup.com



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

Demographics

	1-mi.	3-mi.	5-mi.
Population			
2015 Male Population	32,053	186,497	407,229
2015 Female Population	38,345	193,255	414,851
2015 Total Population	70,398	379,752	822,080
2015 Total Households	41,366	207,406	388,617

Income

2015 Median Household Income	\$74,396	\$75,834	\$61,385
2015 Per Capita Income	\$68,607	\$63,114	\$45,540
2015 Average Household Income	\$113,349	\$111,591	\$93,765

Note

This is a confidential listing. Please see the enclosed NDA to receive full details. Operating business. Do not disturb employees or management.

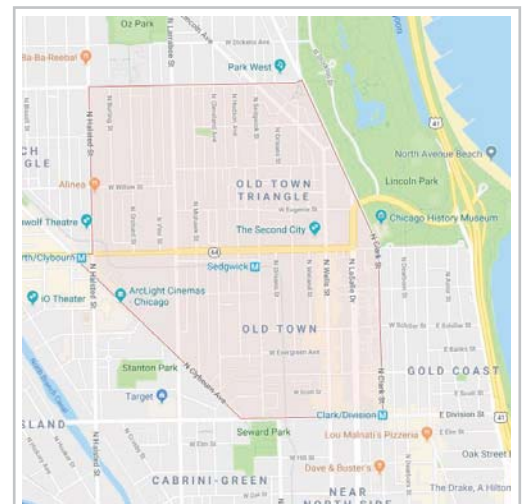
Description

Restaurant available in the heart of Old Town Theater and Entertainment District. Fully built out kitchen with an open floor plan, 10 Ft Hood and Black Iron. Space also includes office, storage and prep areas. Existing sidewalk cafe and opportunity to expand large rear patio for additional seating. Asset sale with new lease. Business name NOT included.

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. 6/21/11-2012

Map

Old Town



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

CONFIDENTIALITY & NON-DISCLOSURE AGREEMENT

Description	Fully-Equipped Restaurant with Sidewalk Cafe in Old Town
Asking Price:	\$99,000 (Assets)
Where did you see the listing?	
Code # if Applicable	M730
Your contact info:	
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 leasing 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:
Please Fax to Kudan Group, Inc. 312.575.0497	