

FULTON MARKET/WEST LOOP NEWLY BUILT OUT RESTAURANT WITH OPEN KITCHEN AND 18' BLACK IRON HOOD

171 N. Aberdeen St. Chicago, IL



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

Fulton Market/West Loop

Fulton Market is one of Chicago's most highly sought after neighborhoods. Formerly a meat-packing, warehouse and industrial district, this part of the Near West Side is now filled with with corporate headquarters, tech companies, hotels, bars, restaurants and retail.

Source: Wikipedia.org

171 N. Aberdeen St. Chicago, IL 60607

Size (Approx.)	2,115 SF Interior + Sidewalk Cafe
Taxes & Cam	Tax=\$716.00, Cam=\$823.00 Monthly
Rental Rate	\$45/SF NNN
Price	\$149,900 (Assets)

For additional information or to schedule a showing contact:

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Demographics

	1 mile	3 miles	5 miles
2019 Population	60,341	464,511	955,143
2010 Population	43,249	392,601	921,896
2024 Population	63,160	474,772	954,271
Households	32,992	233,499	423,048
Businesses	8,650	45,212	58,807
Average HH Income	\$138,438	\$117,347	\$102,053
Median HH Income	\$110,215	\$88,347	\$72,211

Note

Operating business. Employees are unaware space is being marketed. Please do not approach or ask questions of employees or management.

Description

Newly built-out restaurant available in West Loop/Fulton Market. Open kitchen with 18' Black Iron Hood. Separate dining, storage and prep spaces. Opportunity to add a sidewalk cafe and Incidental Liquor License (ADA Compliant).

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. J525 2-12-14

Map

On Aberdeen St., between Lake & Randolph

