

Logan Square

Former Tavern space in emerging entertainment corridor available for lease.

3433 W. Fullerton St., Chicago



1629 North Halsted Street, Floor 1
Chicago, Illinois 60614
kudangroup.com

Demographics

Population	1-Mile	5-Mile
2022 Population	67,169	1,221,615
2027 Population	64,032	1,199,365
Annual Growth 2022-2027	-4.7%	-1.8%

Households

2022 Households	22,989	505,192
Annual Growth 2022-2027	-5.6%	-1.9%

Income

Avg. Household Income	\$72,201	\$79,807
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Source: Costar

Nearby Businesses

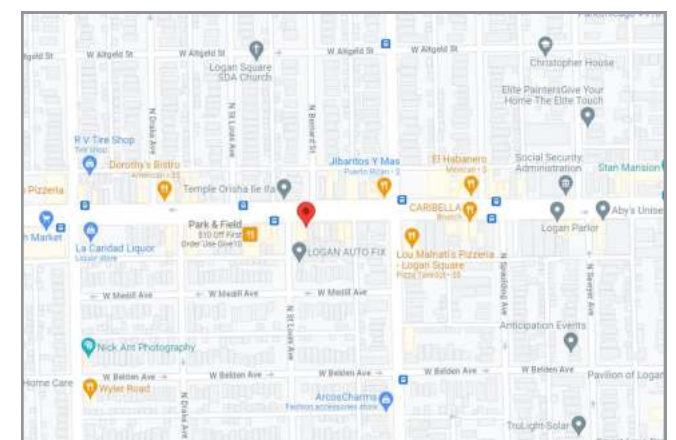
Monster Ramen	Walgreens
Burlington Bar	Park and Field
Viking Ski Shop	The Double Urban Tavern
Jibarito y Mas	
Lou Malnati's Pizzeria	

Location: Logan Square

Take a stroll down stately Logan Blvd., lined with regal limestone homes and anchored by the soaring Illinois Centennial Monument. For a taste of Logan Square nightlife, take your pick from trend-setting cocktail bars, under-the-radar venues with local bands, and burgeoning breweries and distilleries. Among the neighborhood's unique eateries you'll find Michelin-rated spots, hip coffee houses and a Sunday Farmer's Market.

- choosechicago.com

Map



Business Description

Former bar space adjacent to recent new co-tenant Monster Ramen, located in a historically protected corner building. The restored vintage structure with its pitched roof, cathedral-like concrete balconies and arched window wells, give this unique property curb appeal and presence. The infrastructure has been completely upgraded, and includes a basement with high ceiling and new flood control system. Private outdoor space included in addition to the potential sizable sidewalk cafe. Cater to the emerging neighborhood about a mile from the "The 606" and a 15-minute walk to the Logan Square Blue Line station.

Purchase Price: \$179,000.00 (Business Sale)

Property Taxes: \$4/SF

Size (Approx.): 1,650 SF, 800 SF (Garage)

OpEx: N/A

Lease Rate: Negotiable

Licenses: Must apply for.

For additional information or to schedule a showing, contact:

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