

Lincoln Park

Restaurant and bar with PPA, Tavern and Late Hour licenses for sale.



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

Former Barrelhouse Flat, 2624 N. Lincoln Ave., Chicago, IL



Demographics

Population	2-Mile	5-Mile
2010 Population	231,968	985,933
2022 Population	242,441	1,031,387
2027 Population Projection	241,909	1,029,316
Annual Growth 2010-2022	0.50%	0.50%
Annual Growth 2022-2027	0.00%	0.00%

Households

2010 Households	125,038	451,441
2022 Households	128,165	476,649
2027 Household Projection	127,410	476,448

Income

Avg. Household Income	\$131,176	\$111,593
Median Household Income	\$100,401	\$80,407

Source: Costar

Nearby Businesses

Rose's Lounge	Old Grounds Social
Pat's Pizza and Ristorante	Broken English Taco Pub
Juno Sushi	Prost
Lou Malnati's Pizzeria	Tapster
7-Eleven	Apollo Theater

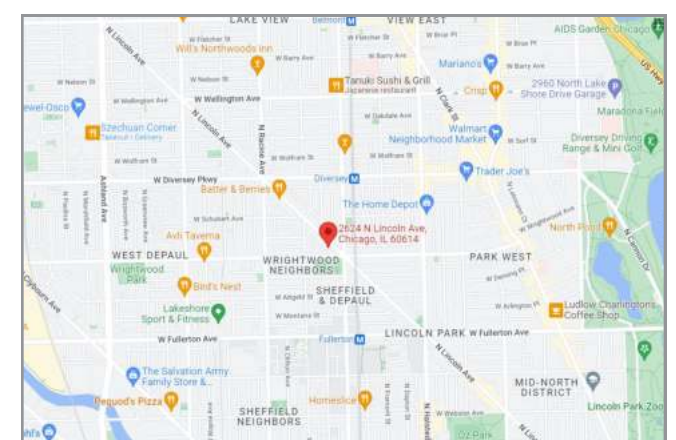
Location:

This picturesque neighborhood is a nature lover's dream — manicured gardens, a hidden lily pond, a historic indoor botanical garden, and tons of lakefront green space with sweeping city views. Lincoln Park is also a shopper's paradise. The charming area around Armitage and Halsted is where you'll find beautiful boutiques lined up in historic row homes. It is home to an acclaimed dining scene that includes one of the best restaurants on the planet.

-choosechicago.com

Map

On North Lincoln Avenue, near the intersection of North Sheffield Avenue and West Wrightwood Avenue.



Property Description

Former restaurant and bar space occupies two levels, in addition to a finished basement. Included in the offering are several desirable licenses, including a Tavern, PPA, Late Hour and Retail Food license for sale. The property has great street presence from its architectural features and corner exposure. A complete renovation was completed in 2011 to include a 12 tap beer system and kitchen for a full service operation. The space comes fully furnished and equipped.

Purchase Price: \$199,000 (Business & Asset Sale)

Property Taxes: \$4/SF, \$29,956 (2019)

Lease Rate: \$40/SF NNN

OpEx: N/A

Size (Approx.): 4,560 SF (Bldg. Two-Level) & Basement

Licenses: Tavern, PPA, Late Hour, Retail Food

For additional information or to schedule a showing, contact:

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