

Roscoe Village

Restaurant and bar for sale in the heart of Roscoe Village with outdoor dining potential.



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

2054 W. Roscoe St., Chicago, IL



Demographics

Population	2 mile	5 mile
2010 Population	264,766	1,147,835
2021 Population	252,071	1,157,850
2026 Population Projection	246,971	1,147,628
Annual Growth 2010-2021	-0.40%	0.10%
Annual Growth 2021-2026	-0.40%	-0.20%

Households

2010 Households	126,407	500,239
2021 Households	117,538	506,291
2026 Household Projection	114,557	502,020

Income

Avg. Household Income	\$128,867	\$112,427
Median Household Income	\$99,017	\$82,315

Source: Costar

Nearby Businesses

KI House	Village Tap
Lucy's Café	The Region
Cinnamon Boutique	The Denim Lounge
Rudy's Bakery	Piazza Bella

Location: Roscoe Village

This charming, laidback "village within the city" is filled with casual taverns, independent shops, and cute cafes that spill out onto the sidewalks during the warm weather months. The cozy little pocket is an eclectic mix of unique boutiques, classic frame and brick homes, and locally owned eateries.

-choosechicago.com

Property Description

Quaint restaurant and bar for sale in the heart of Roscoe Village, home to multiple street festivals. The space has seen a total upgrade when acquiring the space, to include features such as bi-folding windows and a kitchen with upgraded electric service. Outdoor covered sidewalk seating is available. Increase the al fresco experience by activating rear private space.

Purchase Price:	\$150,000 (Business)	OpEx:	Pro-Rata Increase
Size:	1,100 SF	Property Taxes:	Refer to OpEx
Lease Rate	\$46.95/SF MG	Zone:	B1-2

For additional information or to schedule a showing, contact:

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Map

On west Roscoe St. between and north Hoyne Ave. and north Hamilton Ave.

