

# Wicker Park

## Restaurant and bar for sale on busy Milwaukee Ave.



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

Confidential. Must execute an NDA for additional information.



### Demographics

Population	1-Mile	5-Mile
2022 Population	59,876	1,173,320
2027 Population	58,787	1,160,161
Annual Growth 2022-2027	-1.8%	-1.1%

### Households

2022 Households	27101	506,197
Annual Growth 2022-2027	-2.7%	-0.9%

### Income

Avg. Household Income	\$123,105	\$83,930
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Source: Costar

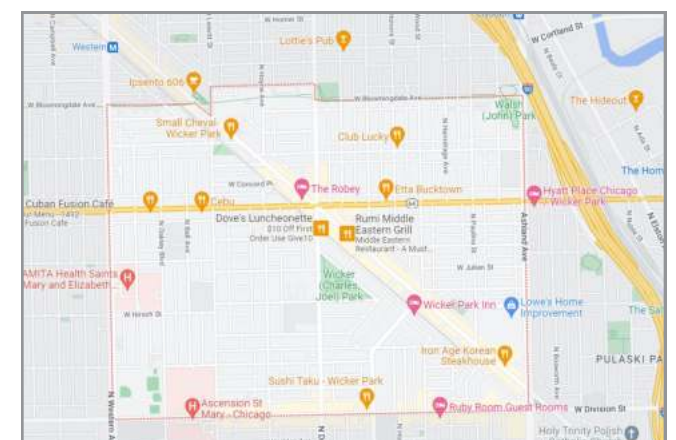
### Nearby Businesses

#### Location: Wicker Park

Start your day at the vibrant Six Corners area where North, Milwaukee, and Damen Avenues intersect. This is the always-bustling heart of the neighborhood, where you'll find vintage stores, record shops, noodle joints, award-winning eateries, cool coffee houses, bookstores, art galleries, and more. A good way to see the area is on the 606, a repurposed rail line that gives you an elevated view of four distinctive Chicago neighborhoods. You'll find walkers, joggers, bikers, public parks, art installations, overlooks, and more all along the 2.7-mile stretch.

- choosechicago.com

### Map



### Business Description

Operating hip restaurant and bar with an extensive liquor program, popular to locals available for sale. Located on a major artery, with high traffic counts and pedestrian friendly. The restaurant is situated just a few blocks from the neighborhoods main busy intersection and public transportation hub.

**Purchase Price:** \$189,000.00 (Business Sale)

**Size (Approx.):** 3,267 SF

**Lease Rate:** \$49.00/SF NNN

**Property Taxes:** \$7.62/SF

**OpEx:** \$6.30/SF

**Licenses:** Incidental Liquor, Retail Food

**For additional information or to schedule a showing, contact:**

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