

# Kenilworth

## Multi-story commercial property near Metra Station available for sale.



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

519 Park Dr., Kenilworth, IL



### Demographics

Population	1-Mile	5-Mile
2022 Population	14,842	241,377
2027 Population	14,850	243,292
Annual Growth 2022-2027	0.05%	0.79%

### Households

2022 Households	5,161	511,784
Annual Growth 2022-2027	0.1%	0.9%

### Income

Avg. Household Income	\$210,155	\$84,411
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Source: Costar

### Nearby Businesses

Ceciel's Flowers	Edward Deegan Architects
Federalist Antiques	Home Care Assistance
US Post Office	Kenilworth Dental Associates
SALT Fitness	The Kenilworth Train Station
Great Coast Commons Restaurant	Hartong Interanational

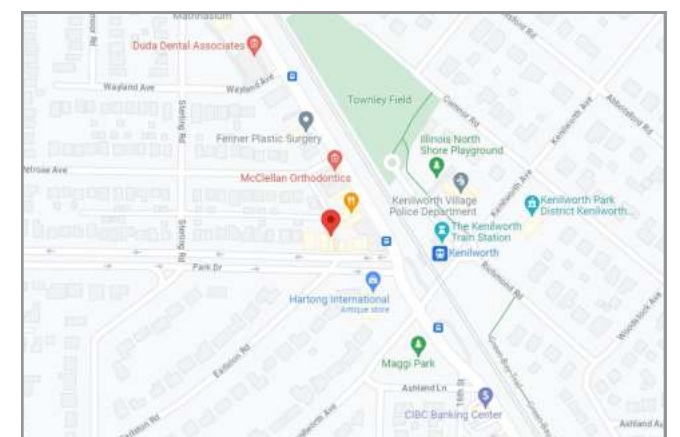
### Location: Kenilworth

Kenilworth is located approximately 17 miles north of downtown Chicago, and is the newest of the 8 Chicago suburban communities fronting on Lake Michigan, commonly referred to as "the North Shore." Of the communities in the area, Kenilworth is the only one developed as a planned community. In 2018, Kenilworth was the eighth wealthiest community in the United States, and the wealthiest in the Midwestern United States.

—vok.org, wikipedia.org

### Map

On Park Dr., near Green Bay Rd., between Earlston Rd. and Sterling Rd.



### Property Description

This offering presents an opportunity to own a commercial property in the heart of Kenilworth's prime business district. This three-story property boasts an open floor plan with multiple private offices, a break room with a full kitchen, and an outdoor patio garden. It's located just steps away from the Kenilworth Metra Station and features a parking lot with nine spaces. Don't miss out on this chance to own a piece of Kenilworth's business community!

**Purchase Price:** \$799,000 (Real Estate)

**Property Taxes:** \$41,448.26 (2021)

**Lease Rate:**

**Zone:** M1-2

**Size (Approx.):** 5,775 SF (Bldg.), 6,100 SF (Lot)

**Licenses:** Retail Food

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

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