

# Lincoln Park

Turn-key bar and grill business with real estate on entertainment corridor for sale.



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



## Demographics

Population	1-Mile	5-Mile
2022 Population	80,350	994,031
2027 Population	81,821	1,009,622
Annual Growth 2022-2027	1.83%	1.57%

## Households

2022 Households	43,529	467,038
Annual Growth 2022-2027	1.5%	1.7%

## Income

Avg. Household Income	\$111,453	\$93,402
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Source: Costar

## Nearby Businesses

Velvet Taco	Kizami Sushi
Bacino's	Insomnia Cookies
Halligan Bar	LP's T.A.P. House
King of Cups	The Loft
Hook and Ladder	Oz Park

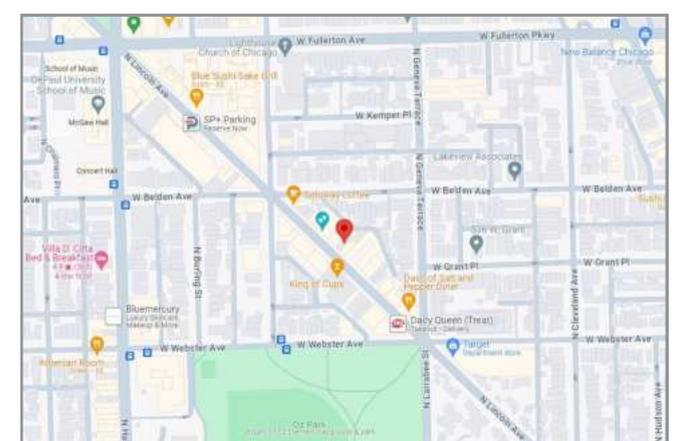
## Location: Lincoln Park

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 Ave. Between West Belden Ave. and West Webster Ave.



## Property/Business Description

This two-story sports bar and grill can be conveyed with an Incidental Liquor and Retail Food licenses. The offering has great street presence with its overhead garage-door façade which opens onto the heart of Lincoln Park's dining and entertainment corridor on Lincoln Avenue. The space boasts a modern build-out with two full bars, a large kitchen and an impressive AV system. Other features include a large basement with additional bathrooms, office, coolers and ample storage space. Expand your operations by re-applying for the PPA. This fully furnished and equipped opportunity is as close to turn-key as it gets.

<b>Purchase Price:</b> \$1,550,000 (R.E./Bus.)	<b>Zone:</b> B3-2
<b>Size (Approx.):</b> 4,312 SF (Bdg.) + Basement, 2,825 SF (Lot)	<b>Licenses:</b> Retail Food & Incidental Liquor
<b>Property Taxes:</b> \$28,793.15 (2022)	Pro-rata Share

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

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