

West Loop

Second-generation restaurant and bar available for owner, operator, or investor.



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

116 N. Aberdeen St., Chicago IL



Demographics

Population	1-Mile	5-Mile
2022 Population	63,879	948,836
2027 Population	63,533	912,073
Annual Growth 2022-2027	-0.54%	-3.87%

Households

2022 Households	35,052	448,357
Annual Growth 2022-2027	-0.7%	-3.9%

Income

Avg. Household Income	\$125,928	\$89,942
-----------------------	-----------	----------

Source: Costar

Nearby Businesses

Forno Rosso	McDonald's
Nancy's Pizza	La Colombe
Roti	Formento's
The Original Pancake House	Mac's Deli
The Press Room	Lou Malnati's

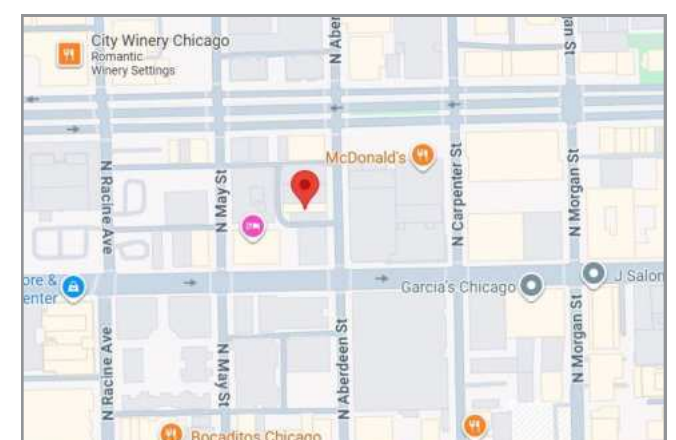
Location: West Loop

A former meat-packing district, the West Loop has become one of the most dynamic dining destinations in the city. In particular, a stretch of Randolph Street known as Restaurant Row is where you'll find many of the neighborhood's most celebrated spots, from high-end tasting menus to hidden ramen joints to fourth-generation sandwich shops. Nearby Fulton Market has an industrial vibe that bursts with activity, thanks to trendy restaurants and bars that have taken over the old warehouse spaces. Between meals, you can explore the West Loops's art galleries, shops, and boutique hotels. In the summer, the market heads outdoors with live music and pop-up bars.

choosechicago.com

Map

On North Aberdeen Street, Between West Randolph Street and West Washington Boulevard



Business Description

Rare opportunity to own a property in the West Loop, just off the corner of Randolph Street and next door to McDonald's global headquarters. The existing buildout includes a full commercial kitchen with hood and black iron, 2 bars, 4 bathrooms, and a large garage door that opens to sidewalk patio area ideal for dining. The DX-3 Zoning offers flexibility for office, retail, dispensary, or restaurant/bar/nightclub use. This property is surrounded by the best restaurants, developments, and corporate offices-making it an ideal opportunity for investors, developers, or owner-users looking to capitalize on a high-traffic, high-visibility location.

Purchase Price: \$1,850,000	Zone: DX-3
Size (Approx.): 2,900 SF	Licenses: Retail Food & Incidental Liquor
Property Taxes: \$18,919.64 (2023)	

For additional information or to schedule a showing, contact:

Brian Laskov, Managing Broker	312-575-0480 (Ext. 114) 312-714-4422 (Cell) brian@kudangroup.com	Juan Carlos Gomez, Principal	312-575-0480 (Ext. 111) 773-543-2045 (Cell) juancarlos@kudangroup.com
-------------------------------	------------------------------------------------------------------------	------------------------------	-----------------------------------------------------------------------------