

CRE ADVISING

1700 SOUTH MICHIGAN AVE

RETAIL FOR LEASE

SOUTH LOOP

PROPERTY DETAILS

SIZE

Approximately 4,750 RSF

RENTAL RATE

\$28.00/SF NNN

HIGHLIGHTS

- ▶ Fantastic first floor retail space located in a pre-war, heavy timber loft building in Chicago's burgeoning South Loop neighborhood
- ▶ Great retail exposure and foot traffic along Michigan Ave
- ▶ Buses along Michigan Avenue every 7 minutes
- ▶ A handful of parking spots available across the street in an outdoor open lot (discounted monthly fee with lease)
- ▶ Estimated pass through's: \$3.50/SF
- ▶ 2nd Floor office space also available for lease!
- ▶ Bring your business today!

DEMOGRAPHICS

	1 MI	3 MI
TOTAL HOUSEHOLDS	26,437	171,351
MEDIAN HH INCOME	\$106,319	\$97,840
TOTAL POPULATION	50,865	337,537
DAYTIME EMPLOYEES	27,119	665,468

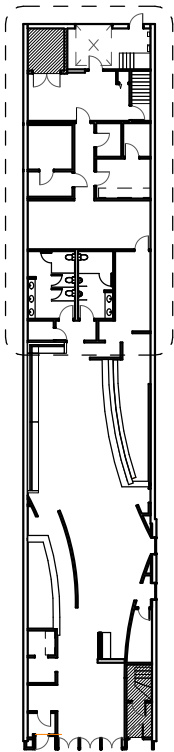


*No representation or warranty is made to the accuracy herein.
All broker opinions are subject to market conditions.*

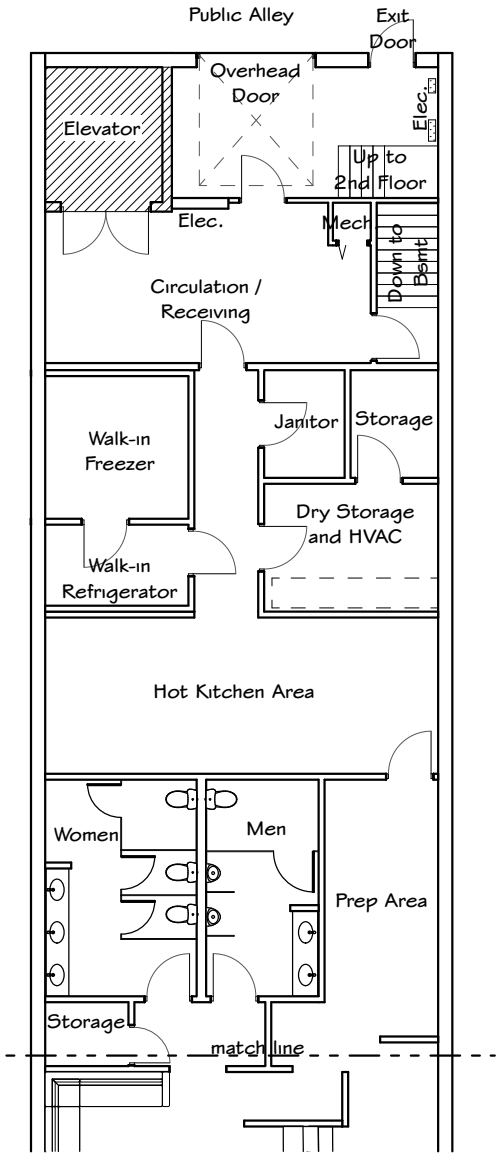
SPACE PHOTOS



FLOOR PLAN



Key Plan

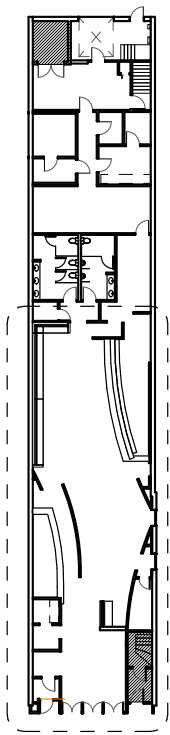


Back of House
Restaurant - 5,000 rsf

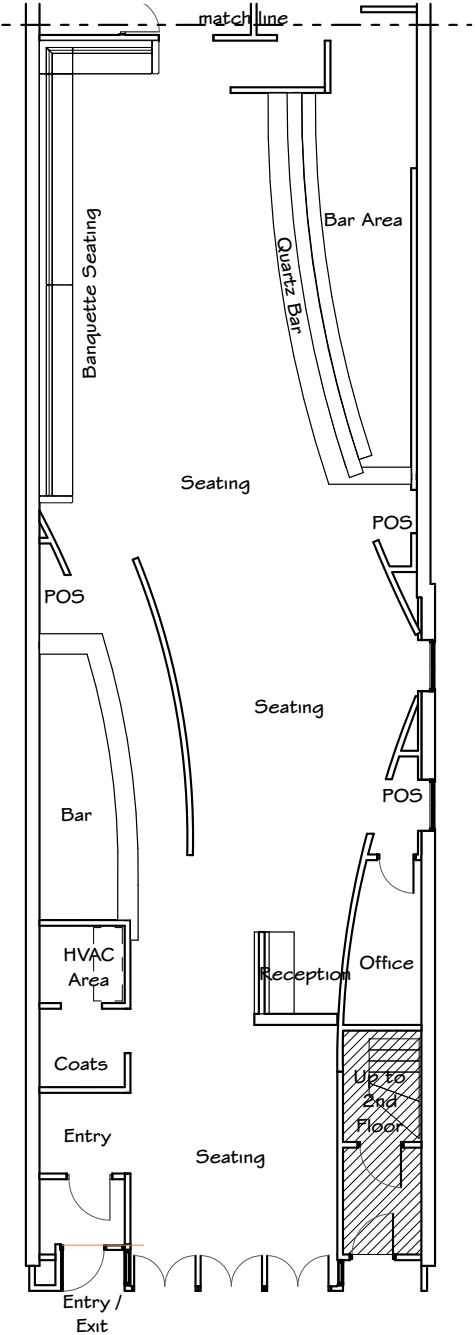
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FLOOR PLAN



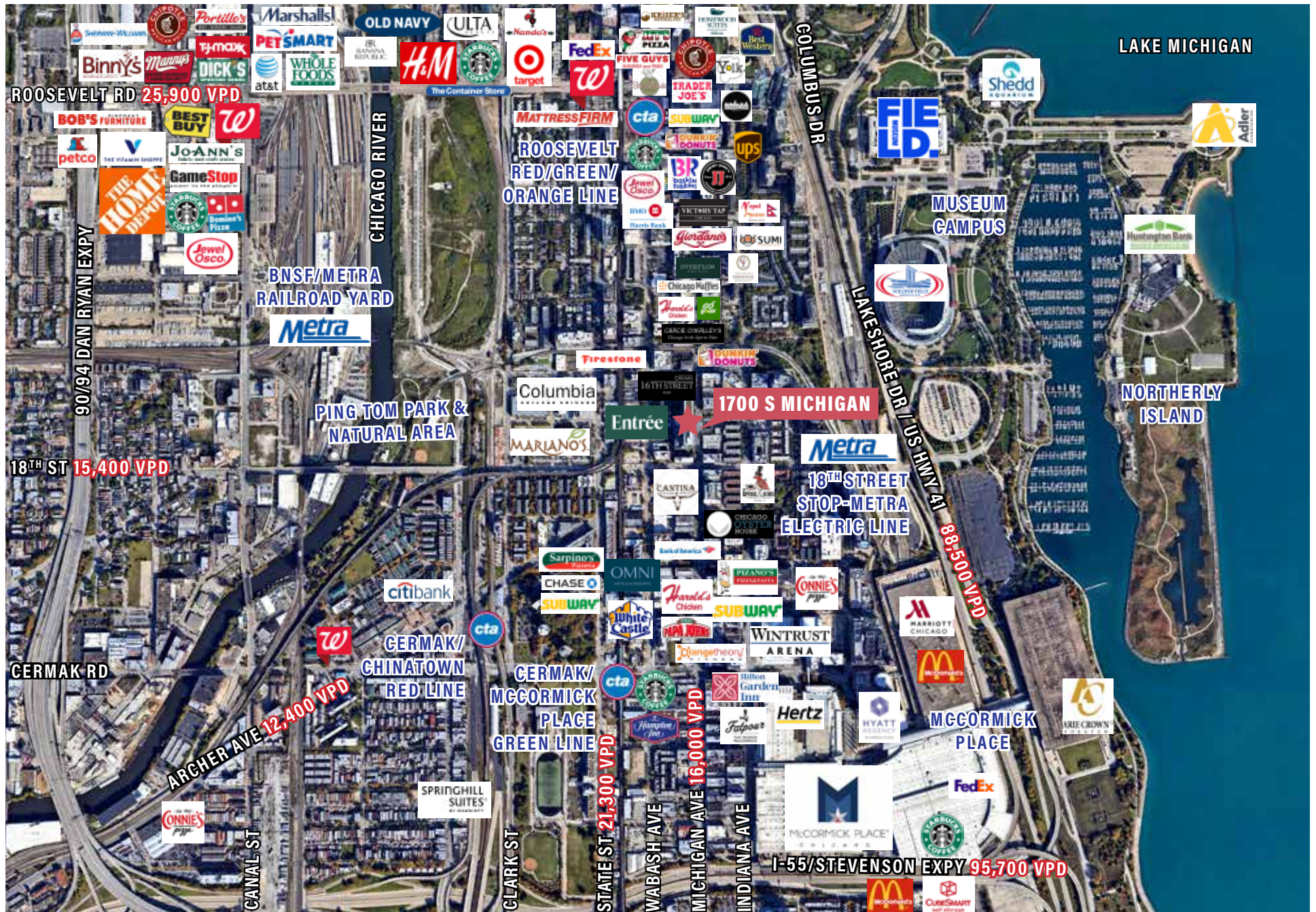
Key Plan



Front of House
Restaurant - 5,000 rsf

not to scale 

AREA MAP





**1700 SOUTH
MICHIGAN
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EXCLUSIVE AGENTS

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