

CRE ADVISING



1431 WEST HUBBARD STREET

PRIME RETAIL/OFFICE SPACE FOR LEASE

WEST LOOP/FULTON MARKET

SPACE DETAILS

SPACE

- ▶ Two stories, three available units
 - ▶ Unit 102: 2,410 SF
 - ▶ Unit 201: 3,120 SF
 - ▶ Unit 202: 1,840 SF

RENTAL RATE

\$25.00-26.00 psf/year modified gross

POSSESSION

Immediate

FRONTAGE

- ▶ 100 feet on W Hubbard St
- ▶ 181 feet on N Bishop St

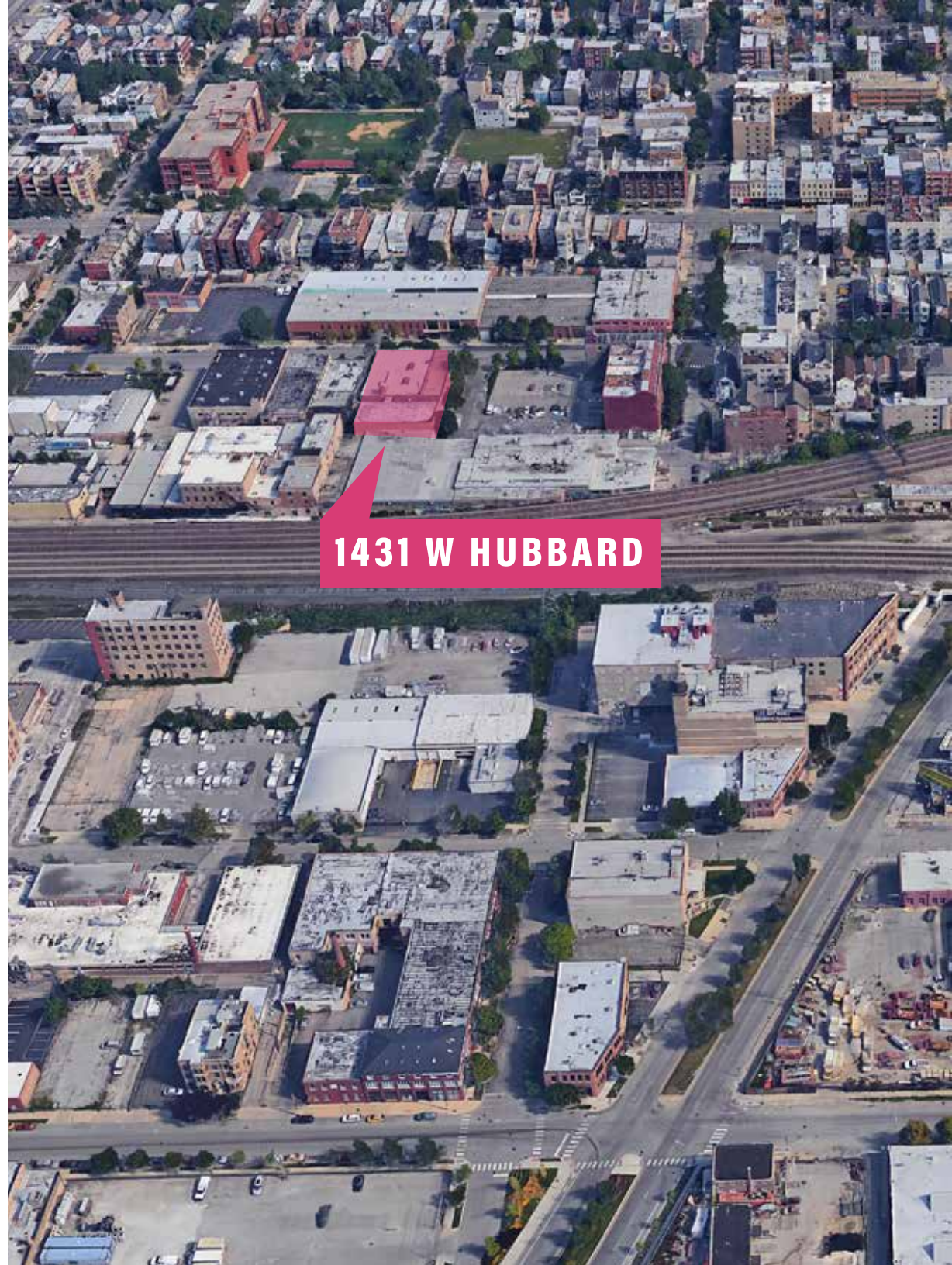
LOCATION

Conveniently located in the desirable West Loop/West Town/Fulton Market District. From Grand and Ogden, head south, turn west onto Hubbard and the building is located at the corner of W Hubbard St and N Bishop St.

HIGHLIGHTS

- ▶ 2,000 SF rooftop deck
- ▶ Reserved secure parking lot
- ▶ 53 foot loading dock
- ▶ Brand new Schindler elevator
- ▶ 24/7 access with key fob
- ▶ Quartz & Euro style kitchenette located in every unit
- ▶ Exposed brick and timber
- ▶ Polished concrete floors
- ▶ Skylights upon entrance and oversized windows
- ▶ 12 foot ceilings
- ▶ Entirely renovated, complete gut-out restoration
- ▶ Zoning: PMD 4 (Planned Manufacturing District)
- ▶ Perfect for a variety of tenant uses including office, restaurant or catering needs

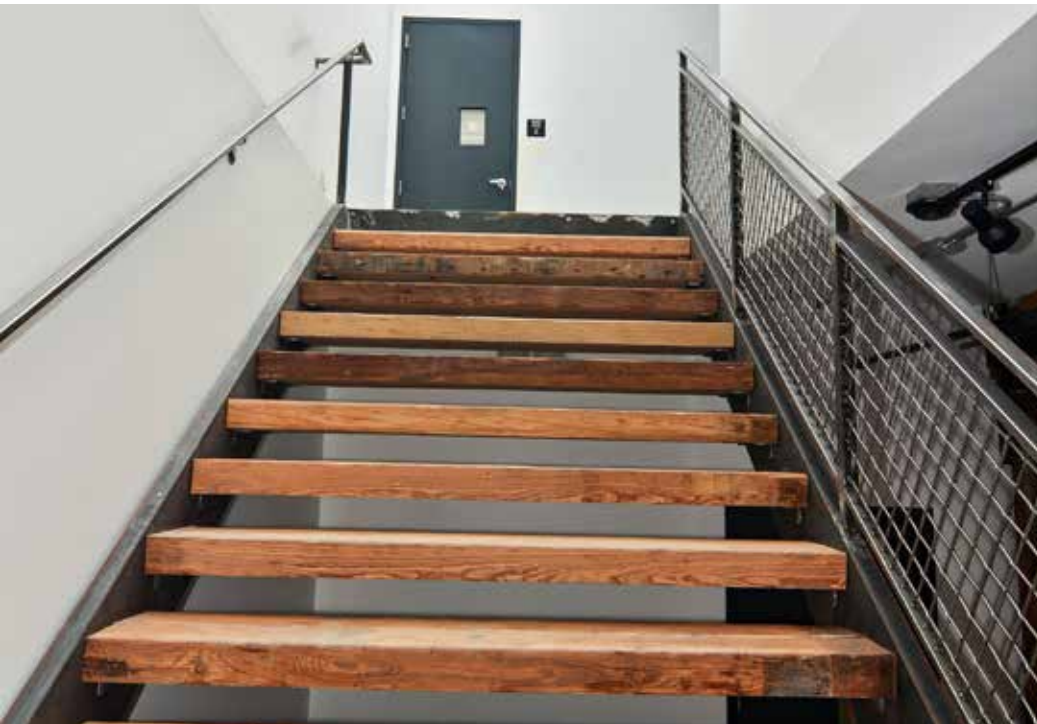
*No representation or warranty is made to the accuracy herein.
All broker opinions are subject to market conditions.*



SPACE PHOTOS



SPACE PHOTOS



1431 WEST HUBBARD ST CHICAGO, IL 60642

EXCLUSIVE AGENT

MARC BOMBICINO

312.493.4472

MB@CREAdvising.com

CRE ADVISING

401 WEST ONTARIO STREET, SUITE 205
CHICAGO, IL 60654

312.448.6401 www.CREAdvising.com

