

For Lease

Retail Space

1635 Chicago Avenue

Evanston, IL 60201



- 7,807 SF available - divisible
- Located in the heart of downtown Evanston
- Across from Whole Foods Market
- 3 blocks from the Davis Street CTA Purple Line & Metra Union Pacific Line
- 1 block from Northwestern's campus which holds 21,000 students
- Existing restaurant infrastructure
- Other neighboring tenants include Found Kitchen, PNC Bank, Peet's Coffee, AT&T, LYFE Kitchen, Naf Naf Grill, World of Beer and Giordano's

DEMOGRAPHIC SUMMARY

	RADIUS		
	1 MILE	3 MILES	5 MILES
AVERAGE HHI	\$106,339	\$102,123	\$94,155
DAYTIME POPULATION	46,287	130,850	307,700
RESIDENTIAL POPULATION	33,160	172,451	417,333

TRAFFIC COUNTS

CHICAGO AVENUE	8,700 VPD
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