

4001-4037 N. Lincoln Avenue

CHICAGO, IL 60618 | NORTH CENTER

For Lease

RETAIL SPACE



- ▶ **±1,260 SF** available immediately
- ▶ **±2,400 SF** coming available - *please do not disturb current tenant*
- ▶ Join Starbucks, Club Pilates, and Rush Physical Therapy in the North Center neighborhood at the main intersection of Lincoln, Damen, and Irving Park
- ▶ Customer parking available
- ▶ Close access to the Brown Line and Metra Station
- ▶ Great visibility along a highly trafficked street
- ▶ Local businesses include Trader Joe's, UPS Store, CVS, Jewel-Osco, AT&T, and more

DEMOGRAPHIC SUMMARY

	.25 Mi	.50 Mi	1 Mi
Estimated Population	4,402	15,159	57,296
Adj. Daytime Population	5,596	15,436	47,483
Estimated Households	1,865	6,770	27,428
Estimated Average Household Income	\$209,654	\$210,846	\$189,715

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BAUM REALTY GROUP, LLC · 1030 W. CHICAGO AVENUE, SUITE 200 · CHICAGO, IL 60642 · 312.666.3000 · WWW.BAUMREALTY.COM

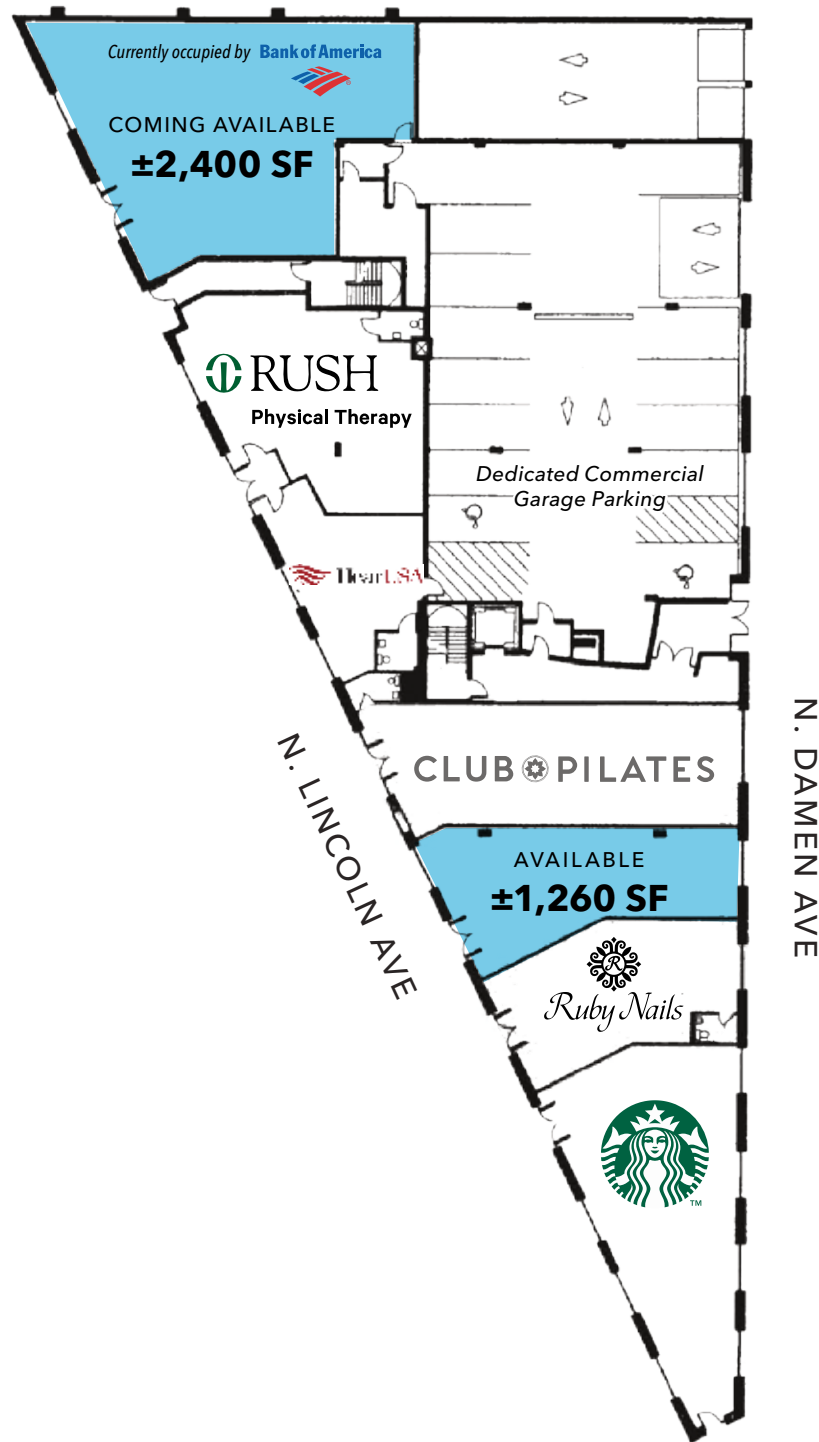
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RETAIL SPACE

FLOOR PLAN - GROUND LEVEL COMMERCIAL SPACE



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