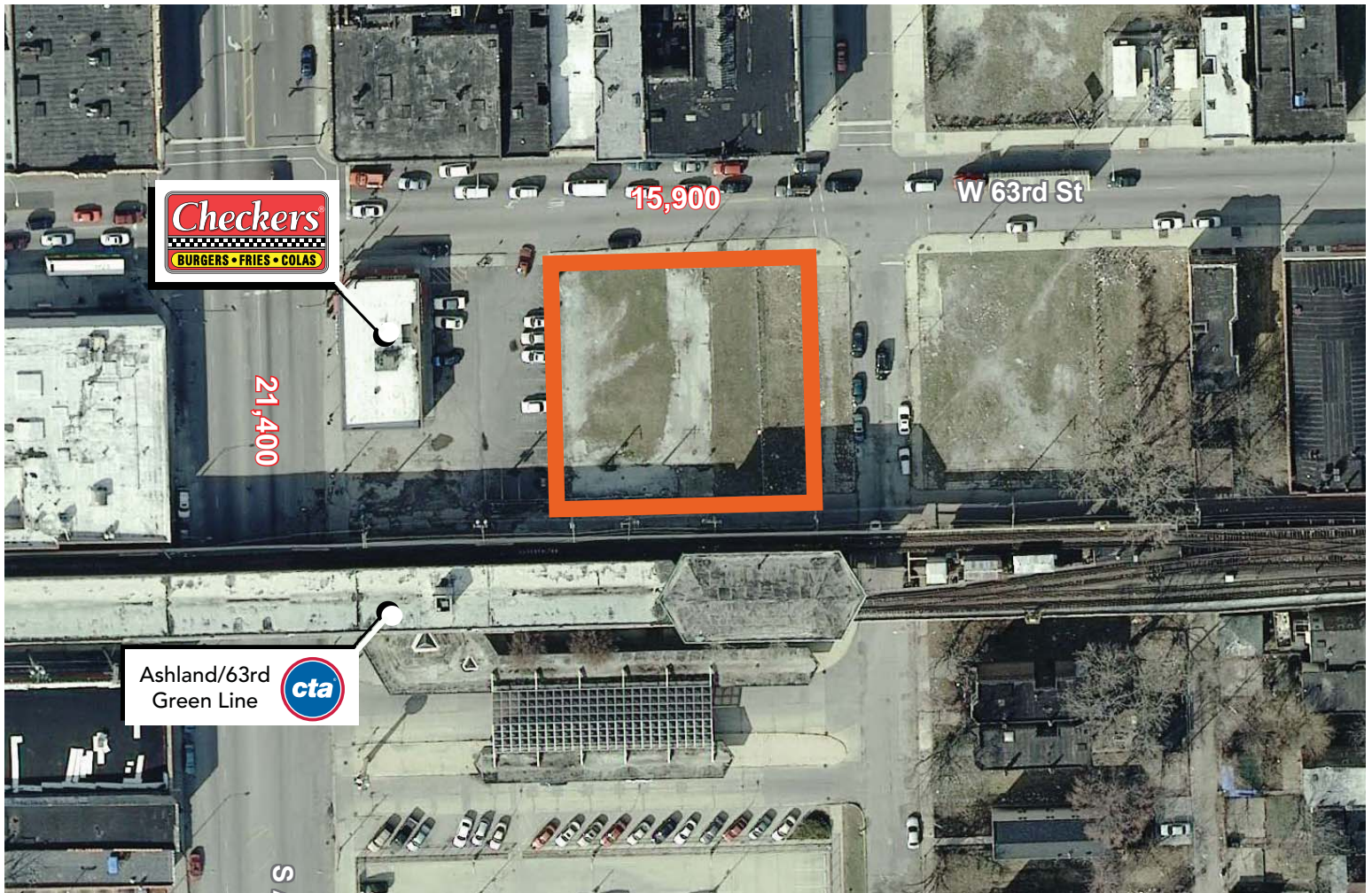


For Sale or Ground Lease

Corner Retail Space

SEQ 63rd & Ashland

Chicago, IL 60636



- 15,625 SF available for sale or ground lease just off the corner of 63rd Street & Ashland Avenue
- Heavy traffic volumes along the 63rd Street & Ashland Avenue corridors
- Located next to the Ashland/63rd Green Line stop
- Neighboring tenants include McDonald's, Checkers (coming soon) & ACE Hardware

DEMOGRAPHIC SUMMARY

| | RADIUS | | |
|------------------------|----------|----------|----------|
| | .25 MILE | .5 MILE | 1 MILE |
| AVERAGE HHI | \$38,902 | \$40,388 | \$41,382 |
| DAYTIME POPULATION | 1,770 | 6,287 | 21,368 |
| RESIDENTIAL POPULATION | 2,516 | 10,049 | 37,251 |

TRAFFIC COUNTS

| | |
|----------------------------|------------|
| W. 63 RD STREET | 15,900 VPD |
| S. ASHLAND AVENUE | 21,400 VPD |

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