

FOR LEASE

PRIME WEST LAKEVIEW CORNER LOCATION



2300 W DIVERSEY, CHICAGO, IL

DESCRIPTION

This corner location consists of approx. 2,400 Sq. Ft. of retail/commercial space on the ground floor of a newly constructed four-story/24 unit upscale loft condo building. There are approx. 500 newly constructed residential units within two blocks. This space is located on the highly trafficked Diversey Ave. in the West Lakeview neighborhood, just off the high profile 6-way corner of Diversey, Elston and Western. The space is ideal for any retail, office or service tenant.

FEATURES

- Fantastic, West Lakeview location
- Fourteen foot ceiling
- Steps from high traffic, 6-way corner of Diversey, Elston & Western
- Timber loft with exposed brick
- Developer will deliver vanilla box space with electric, & HVAC distribution included
- Great visibility, street identity and access
- Convenient to 90/94 and public transportation
- Zoning C1-3
- Daily vehicle count approx. 44,600
- Available immediately

DEMOGRAPHICS

	1 mile	1.5 miles	2 miles
Avg. HH Income	\$73,466	\$81,723	\$80,222
Population	50,582	142,400	265,658

CONTACT

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