

## RETAIL FOR SALE & LEASE

# FRED ASTAIR DANCE STUDIOS

1239 West Lake Street, Chicago, IL 60607



### OFFERING SUMMARY

<b>SALE PRICE:</b>	N/A
<b>AVAILABLE SF:</b>	3,400 SF
<b>LEASE RATE:</b>	\$65.00 SF/yr (NNN)
<b>LOT SIZE:</b>	3,846 Acres
<b>YEAR BUILT:</b>	1929
<b>BUILDING SIZE:</b>	3,400 SF
<b>RENOVATED:</b>	2005
<b>ZONING:</b>	B and C
<b>MARKET:</b>	River West
<b>PRICE / SF:</b>	-

### PROPERTY OVERVIEW

#### PROPERTY HIGHLIGHTS

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- 

**KELLER WILLIAMS CHICAGO-O'HARE**  
8750 W. Bryn Mawr,  
Ste. 110E  
Chicago, IL 60631

**BRIAN BARRETT**  
Senior Director  
O: 312.471.6444  
C: 847.207.5736  
brian.barrett@kw.com

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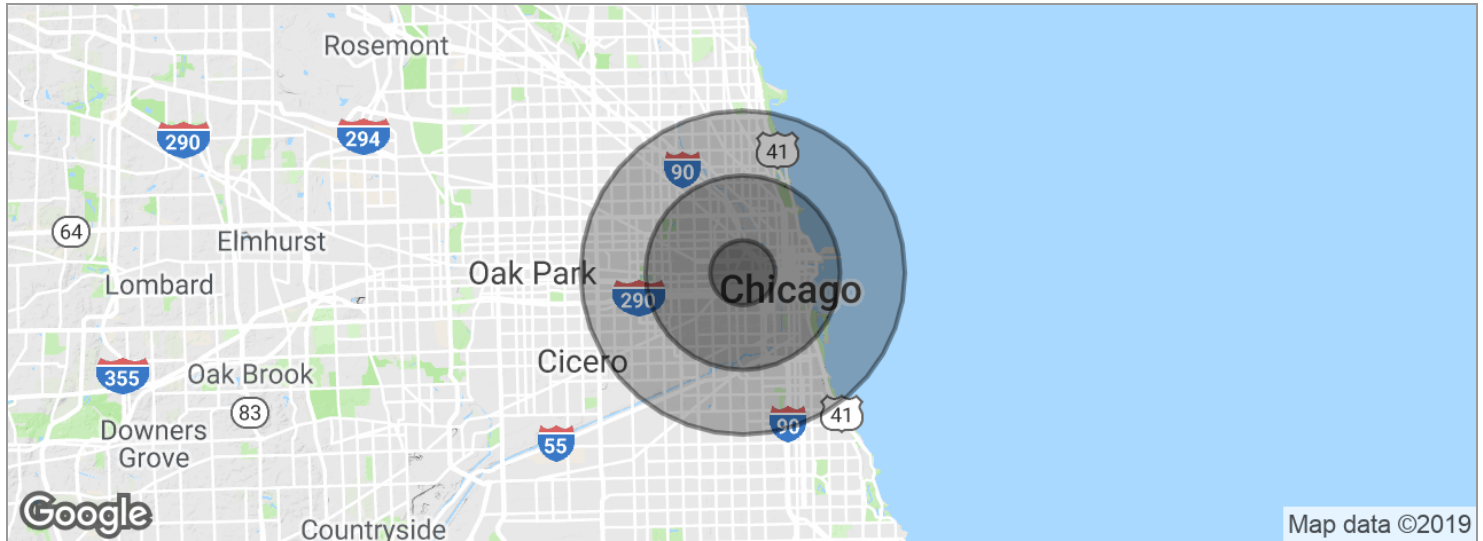
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<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total population	36,139	416,374	997,033
Median age	32.6	33.0	32.1
Median age (male)	32.2	33.1	31.9
Median age (Female)	33.1	33.1	32.5
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>3 MILES</b>	<b>5 MILES</b>
Total households	18,721	199,914	433,619
# of persons per HH	1.9	2.1	2.3
Average HH income	\$102,426	\$106,076	\$90,599
Average house value	\$459,443	\$523,319	\$476,350

*\* Demographic data derived from 2010 US Census*

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