

STONE REAL ESTATE

THE UNIVERSITY BUILDING | DOWNTOWN EVANSTON



3,086

DIVISIBLE

square feet available



43.5K

Daytime population in a one mile radius



\$122.7K

Average HH income in a one mile radius



14.7K

Households in a one mile radius



35K

Population in a one mile radius



Stoplight Corner (Davis & Chicago) - Restaurant Space Available

Existing Black Iron

PROPERTY DESCRIPTION

Boutique multi-tenant, mixed use building located in the heart of downtown Evanston. Stoplight corner offering premier visibility. Close proximity to Northwestern University (approx. 2 blocks). This is the first time this restaurant has been available in 50 years. The building is an Evanston Historic Landmark designed by architect George Maher. Separate outdoor area adjacent to space. Over 45' of frontage along Chicago Ave.

AVAILABLE SPACES

- Restaurant space: 3,086 sf (divisible to $\pm 1,075$ sf)

AREA CO-TENANTS



DEMOGRAPHICS

	1/2 MILE	1 MILE	2 MILE
POPULATION	14,486	35,194	84,463
HOUSEHOLDS	6,551	14,741	34,575
AVERAGE HH INCOME	\$113,897	\$122,757	\$121,257
DAYTIME POPULATION	19,614	43,540	97,454

EXCLUSIVE AGENTS

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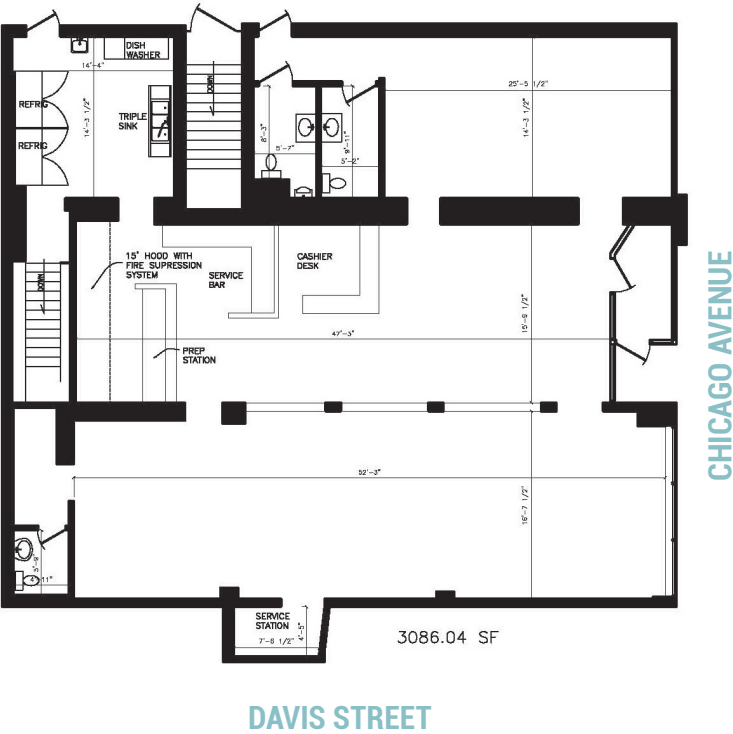
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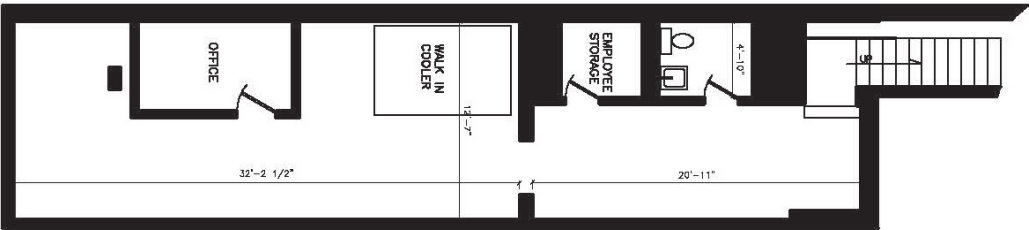
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RESTAURANT SPACE (1604 CHICAGO AVENUE)

GROUND FLOOR



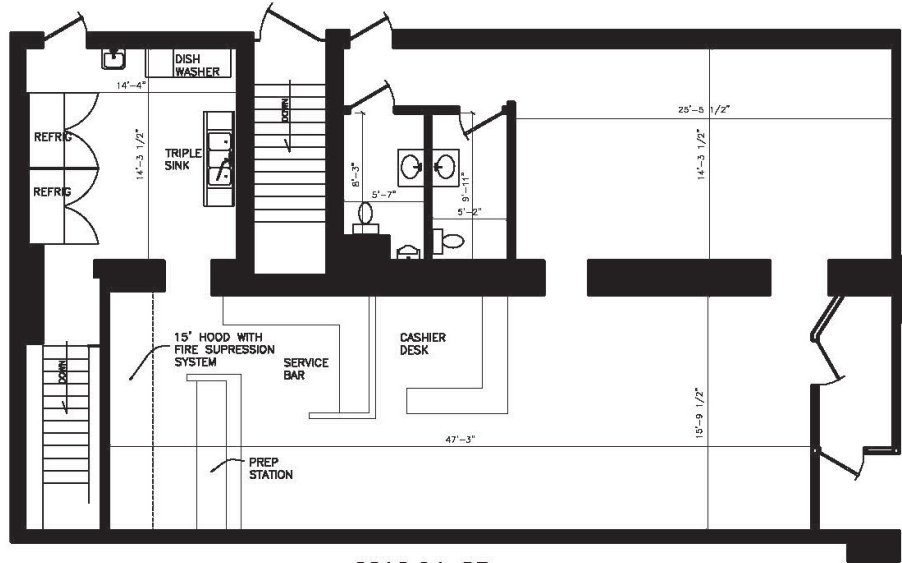
BASEMENT



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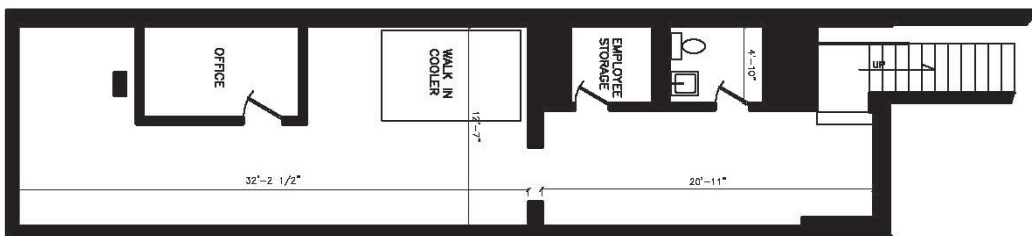
2,011 SF LAYOUT

GROUND FLOOR

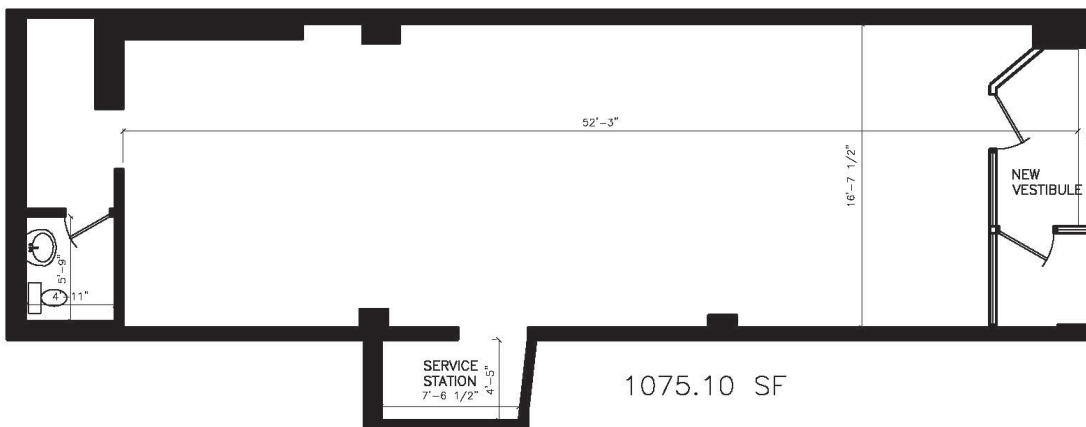


2010.94 SF

BASEMENT



1,075 SF LAYOUT



1075.10 SF



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