

WRIGLEYVILLE



● ● **FLAGSHIP** ● ●
OPPORTUNITY

1111 W ADDISON ST | CHICAGO, IL



www.BradenRE.com
222 Northfield Rd | Ste 101
Northfield, IL 60093

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847.757.5959
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COMING 2019

PROJECT HIGHLIGHTS



FLAGSHIP OPPORTUNITY

In Wrigleyville's "Michigan Avenue"



15,846 SF

Available (Divisible)



±130' STREET FRONTAGE

on Addison St



PLANET GRANITE

Project Co-Tenant



4 MILLION

Pedcounts/Year



3 MILLION

Visitors/Year at
Wrigley Field



2 MILLION

Riders/Year at
Addison CTA Red Line



MAJOR AREA DEVELOPMENTS

Residential, Office, Hotel, Restaurants, and Retail
adding to the nationally recognized neighborhood



SITE PLAN



(ENTRANCE)

WEST ADDISON STREET

PARKING FOR 20 BICYCLES

161.00'

17.90'

SV - Single Unit Truck

16' PUBLIC ALLEY

138.25'

A
3,976 SF

B
3,088 SF

C
3,640 SF

D
3,520 SF

142.69'

TRAJECTORY OF THE
LOADING TRUCK

16' PUBLIC ALLEY

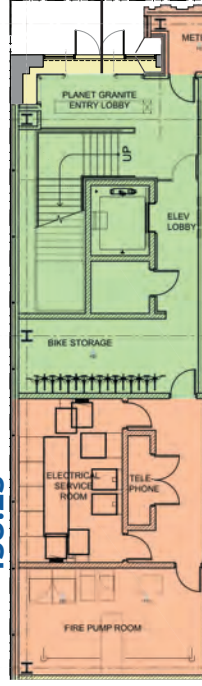
(2) 25' X 10' SHARED
LOADING SPACES

PARKING FOR 52
BICYCLES

RETAIL
TRASH

UTILITY POLE

125.65'



AREA



WRIGLEY ROOFTOPS

WRIGLEY ROOFTOPS

ADDISON STATION
2M+ RIDERS/YEAR

WRIGLEY FIELD
3 MILLION ANNUAL VISITORS
41,649 SEATS



ADDISON & CLARK

GALLAGHER WAY



1111
WEST ADDISON



DEMOGRAPHICS



0.25 MILE 0.5 MILE 0.75 MILE 1.0 MILE



4,479

21,486

54,555

87,586

POPULATION



2,334

11,566

31,600

51,372

HOUSEHOLDS



\$143,043

\$137,792

\$129,573

\$129,652

AVERAGE HOUSEHOLD INCOME



2,055

7,482

17,262

32,710

DAYTIME POPULATION

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