

±71,750 SF LANDSITE FOR SALE
±15,488 SF FORMER BANQUET HALL/RESTAURANT



Sale Price: \$1,250,000
Lease: Subject to Offer
Taxes 2020: \$36,970.70
Building Size: ±15,488 SF
Land Size: ±71,750 SF (1.65 acres)
Zoning: C-2
Parking: Surface Lot
Formerly Known As: Cascade Banquets
Location: Bensenville
 Central Business District

- ◆ Office, retail or mixed-use redevelopment
- ◆ Formerly *Cascade Banquets*, potential for restaurant
- ◆ Seeing 32,700 vehicles per day along Irving Park Rd.
- ◆ Lease or Build-to-Suit is subject to offer
- ◆ Close to I-294

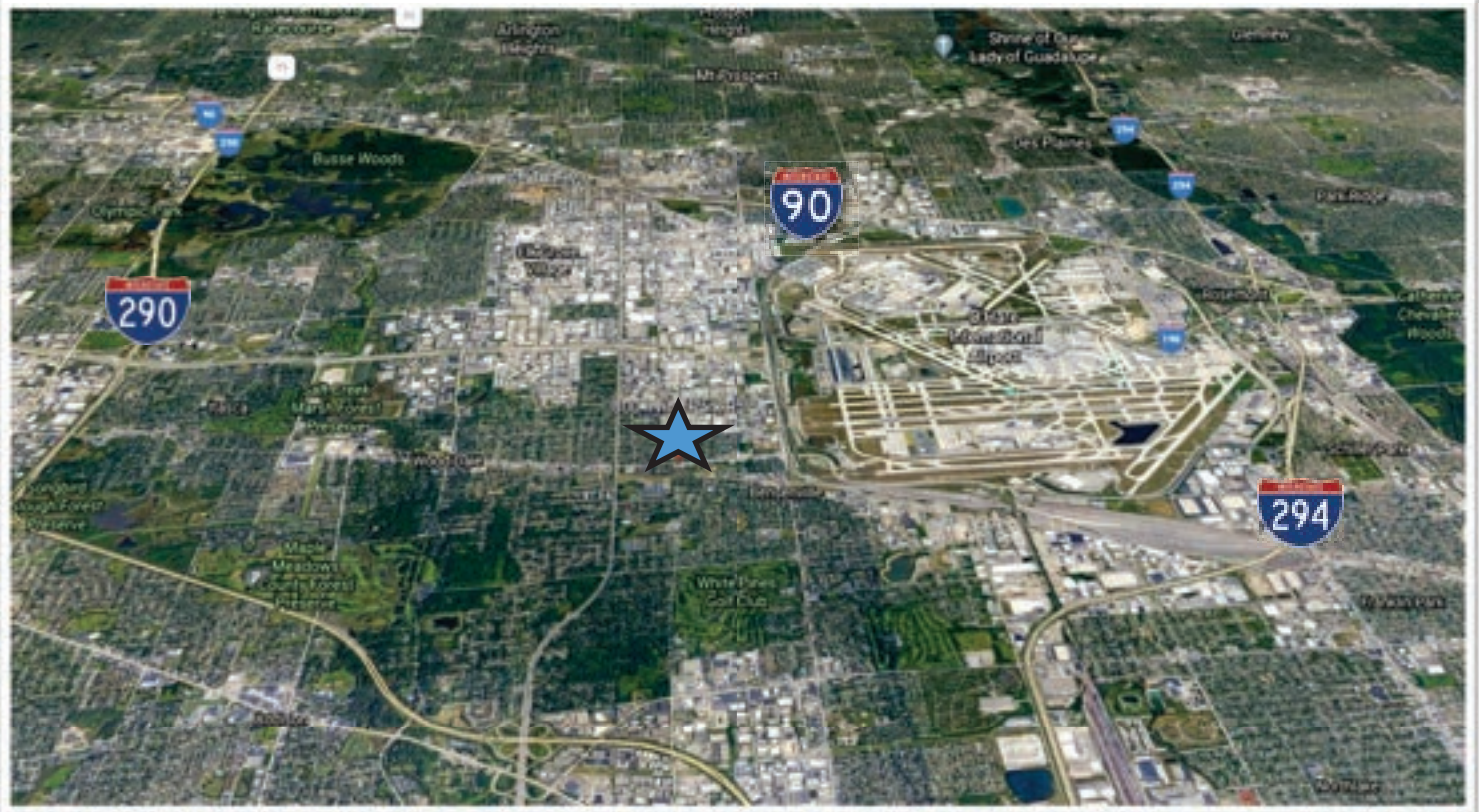
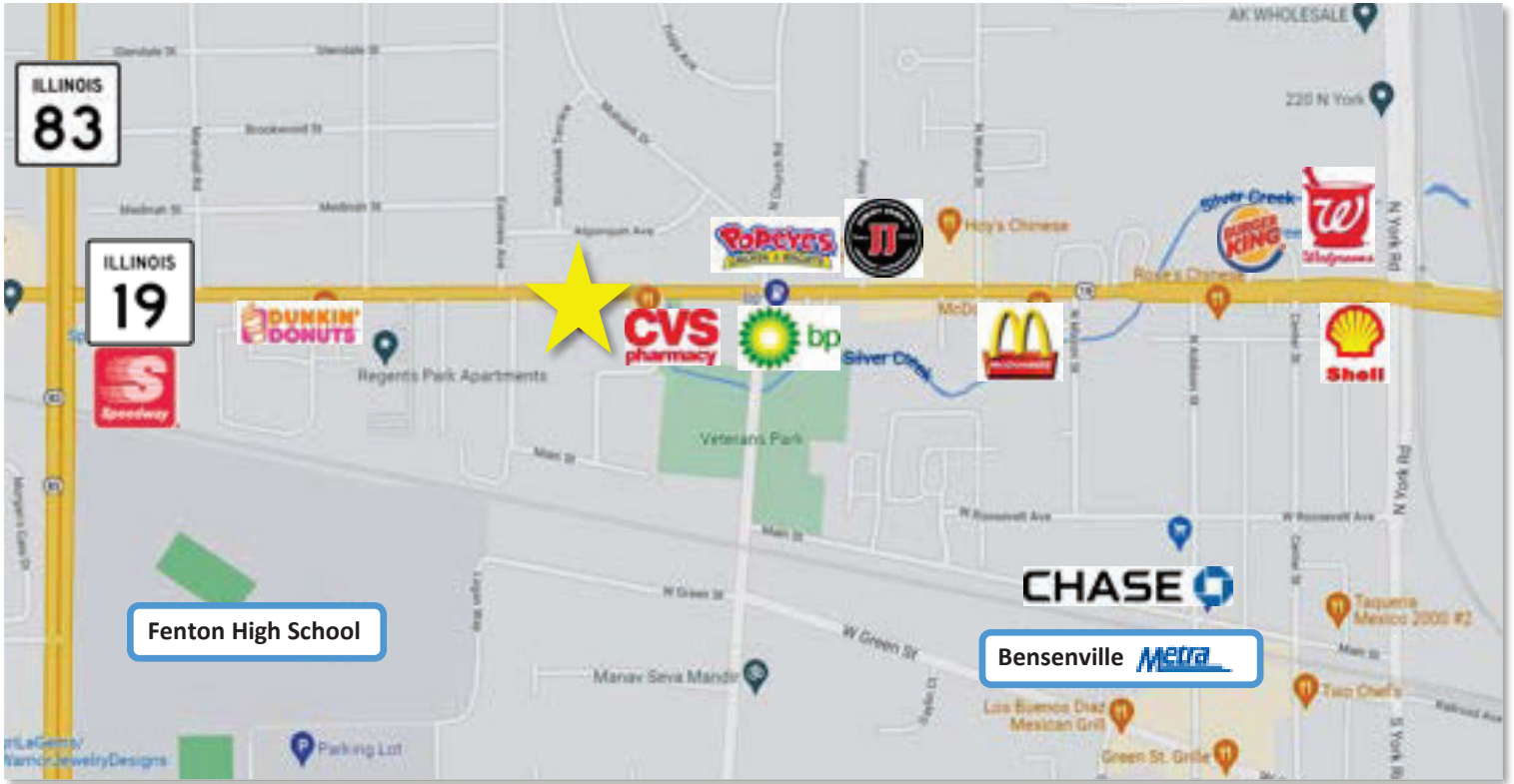


ADAM SCHNEIDERMAN, SIOR
 847-826-4467
 ADAM@STRAUSSREALTY.COM

DALE STRAUSS
 773-858-5800
 DALE@STRAUSSREALTY.COM

STRAUSS REALTY, LTD.
 4220 W. MONTROSE AVE.
 CHICAGO, ILLINOIS 60641
 PHONE: 773-736-3600

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Demographics

	1 Mile	3 Miles	5 Miles
2021 Total Population	13,092	52,009	212,865
Average Age	39	39	39
2021 Total Households	4,236	17,787	74,934
Median Household Income	\$83,366	\$74,093	\$73,683
Average Household Size	3.10	2.90	2.80

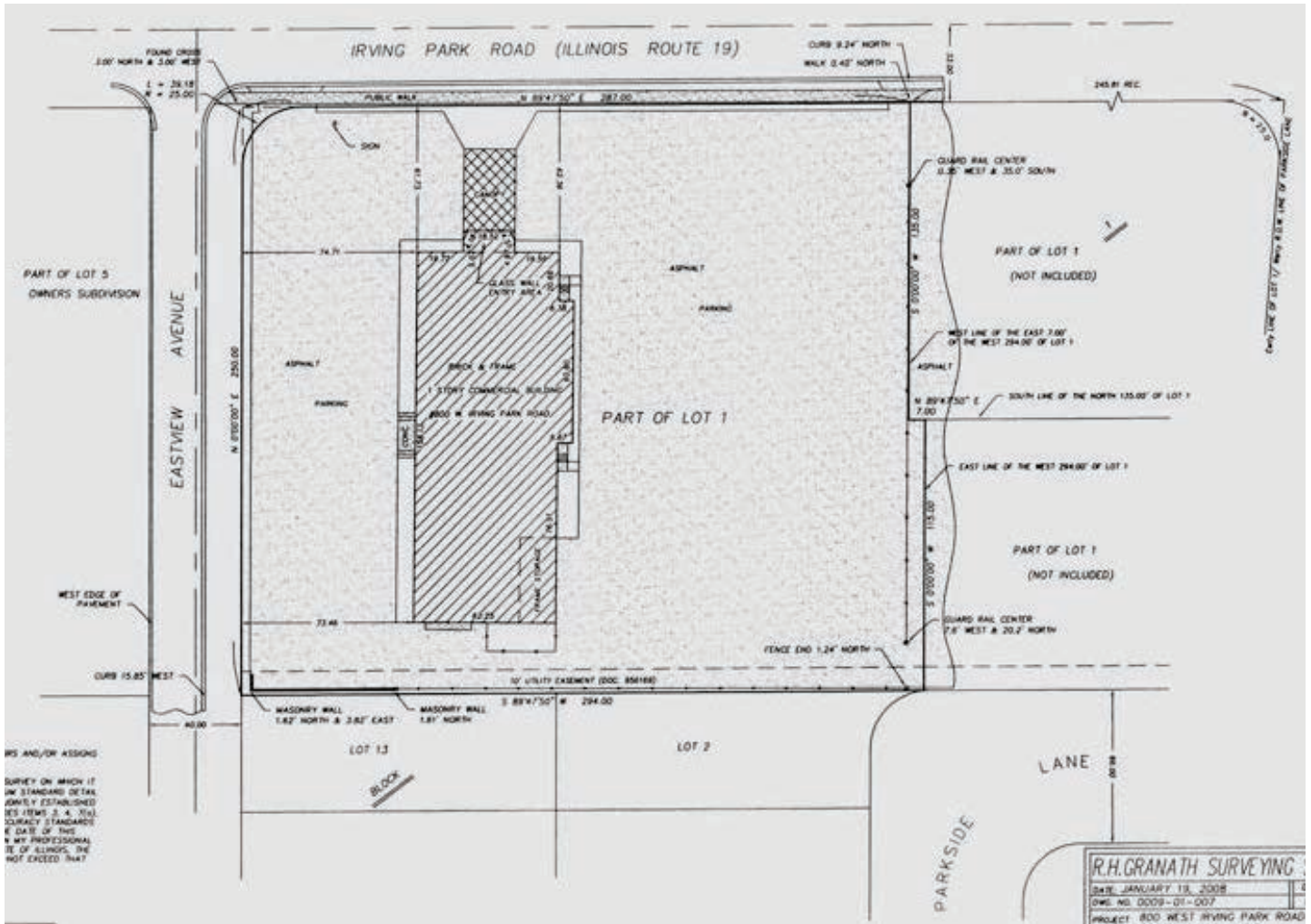


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Survey



Frontage

287.00 feet along the south side of Irving Park Road
250.00 feet along the east side of Eastview Avenue



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