

## LOGAN SQUARE RETAIL/OFFICE/VENUE SPACE FOR LEASE



Recently modified, turn-key, high ceiling space plus basement with additional 50% of existing clear span space. There is a separate loading door at grade level. 2 bathrooms, inclusive of shower and 2 toilets. Kitchen area has appliances and cabinets. Rear room with 11.5' Metal Garage Door. 750 SF outdoor space with no fee attributed. ***Price reduced significantly to lease!***

**Space Size:** ±6,000 SF

**Lease Rate:** ~~\$9,500/Mo.~~ \$7,500/Mo.  
(\$15 PSF)

**Lease Type:** Modified Gross

**Insurance:** Included

**Taxes:** Included

**Zoning:** C1-1

**Security Deposit:** 2 Mo. Rent

**Ceiling Height:** 13'

**Electric:** 400—3 Phase

**Ward:** 26

**Alderman:** Roberto Maldonado



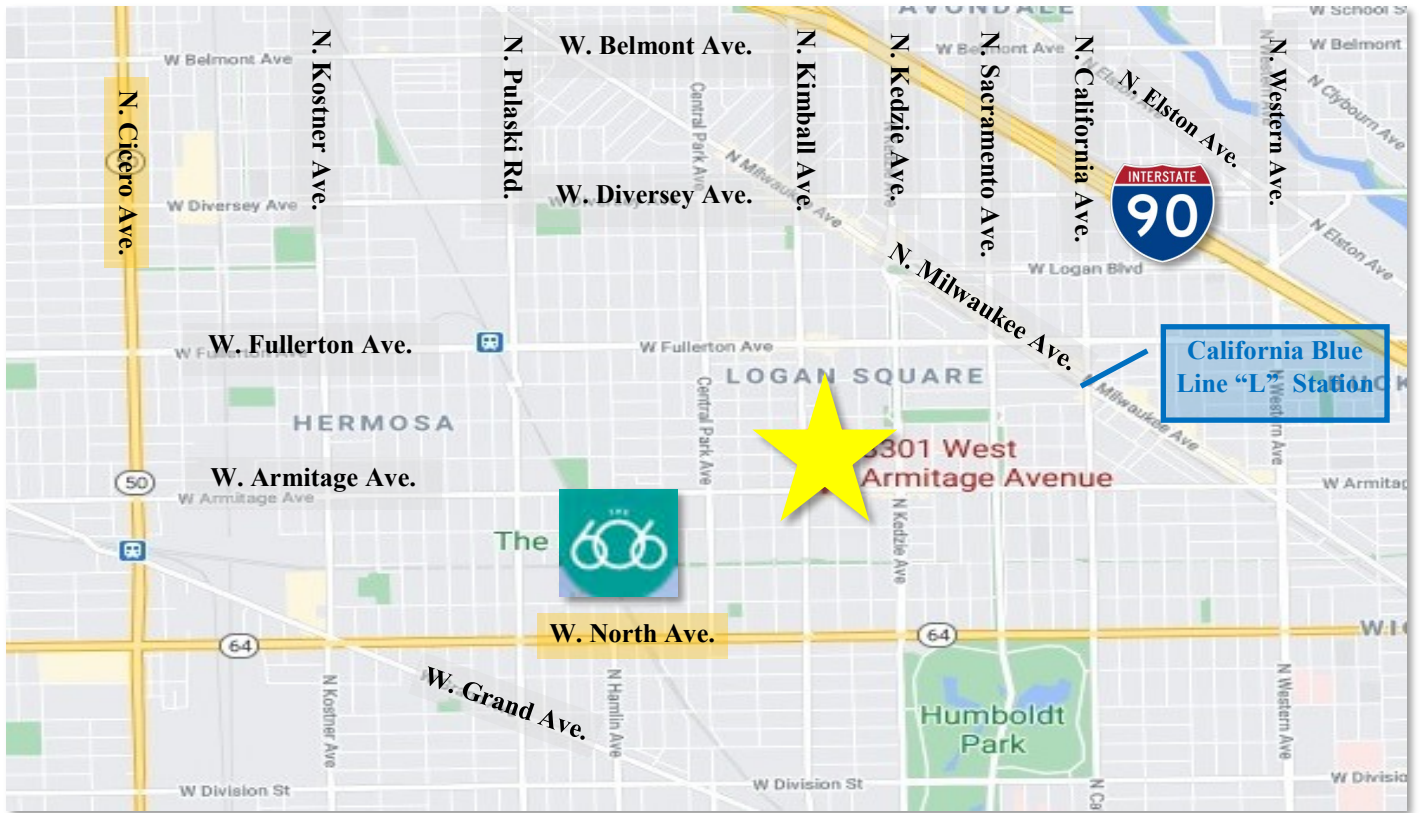
JARRETT FRADIN

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

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### Nearby Businesses:

Bright Dental of Logan Square

Haru Sushi

La Bomba Restaurant

Scofflaw

Ground Control

Spaulding

Moonlighter



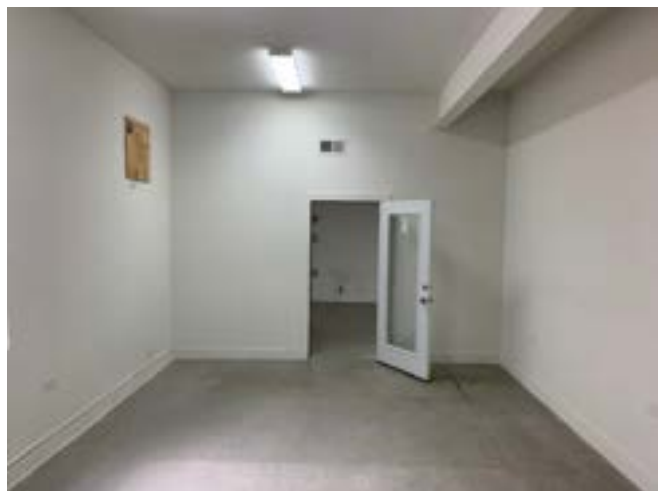
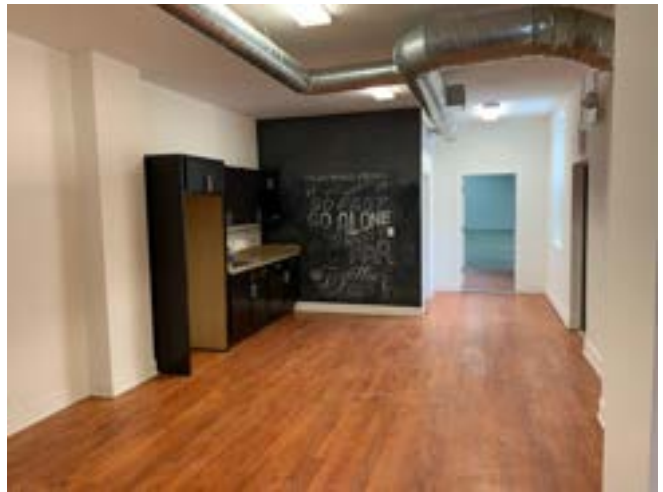
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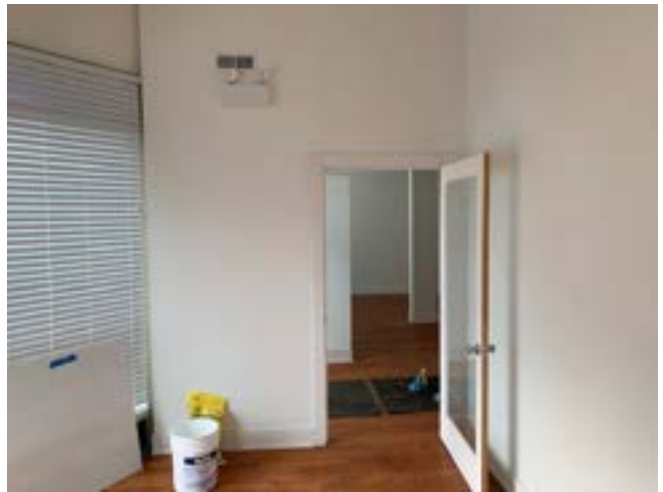
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