

# STRAUSS

REALTY, LTD.

3914 N. LINCOLN AVE.  
CHICAGO, IL. 60613

## NEW CONSTRUCTION IN NORTH CENTER 900-4,589 SF PRIME RETAIL SPACES FOR LEASE



New construction retail spaces available for lease in prime North Center location. Located on the ground level of a new 5-story mixed-use building with 68 residential units. Bus Routes 50 and 80 are within a block, while the Brown Line CTA at Irving Park is only a 6-minute walk east. Parking is available.

**SPACE AVAILABLE:** 900-4,589 SF  
**LEASE PRICE:** \$30 PSF, NET  
**PASS THROUGHS:** \$5 PSF (Approx.)  
**ZONING:** B1-3

AREA RETAILERS:



CLUB  PILATES



TRADER JOE'S



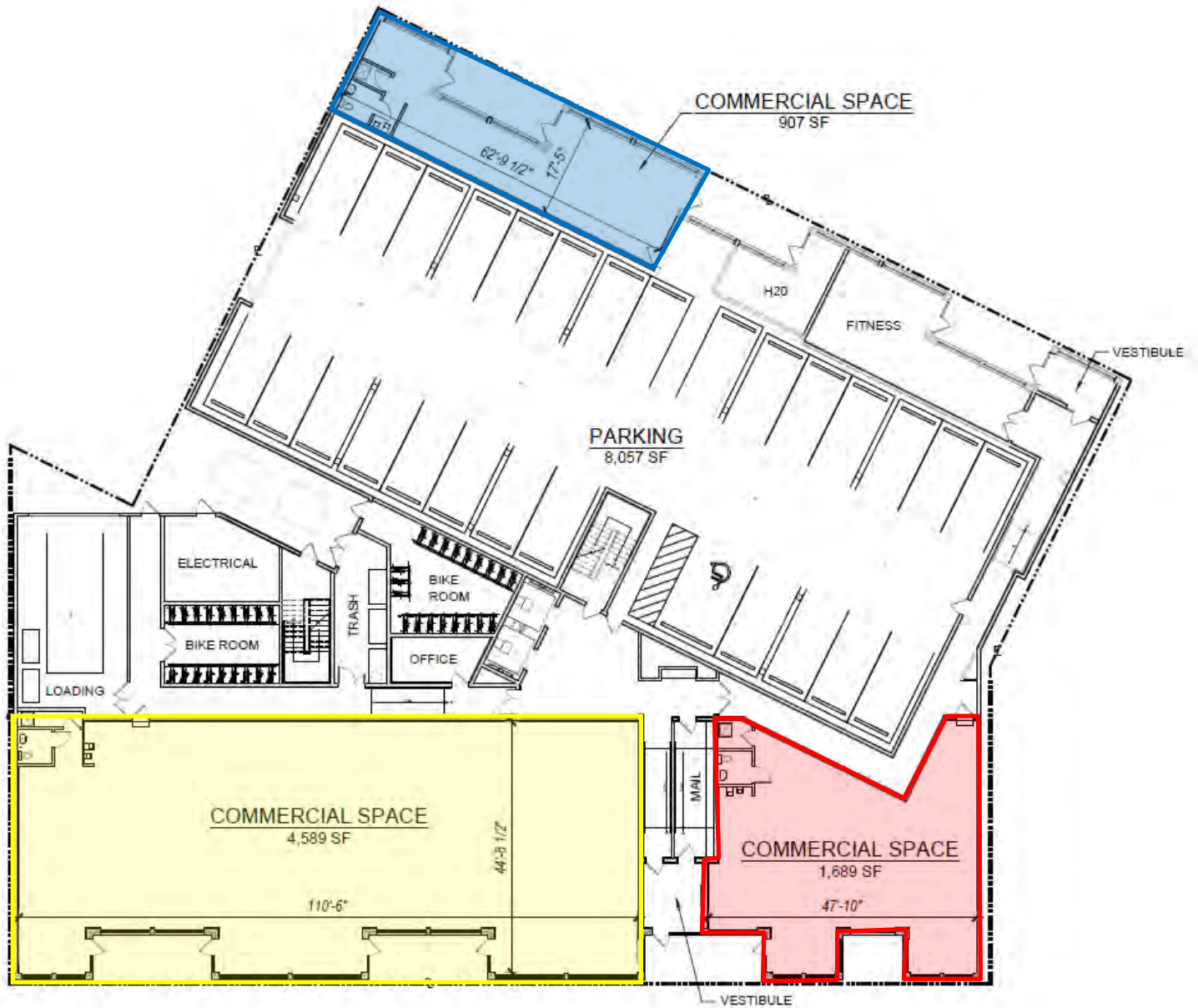
CRAIG WOLF

847-989-9653

CRAIG@STRAUSSREALTY.COM

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

## FLOOR PLAN



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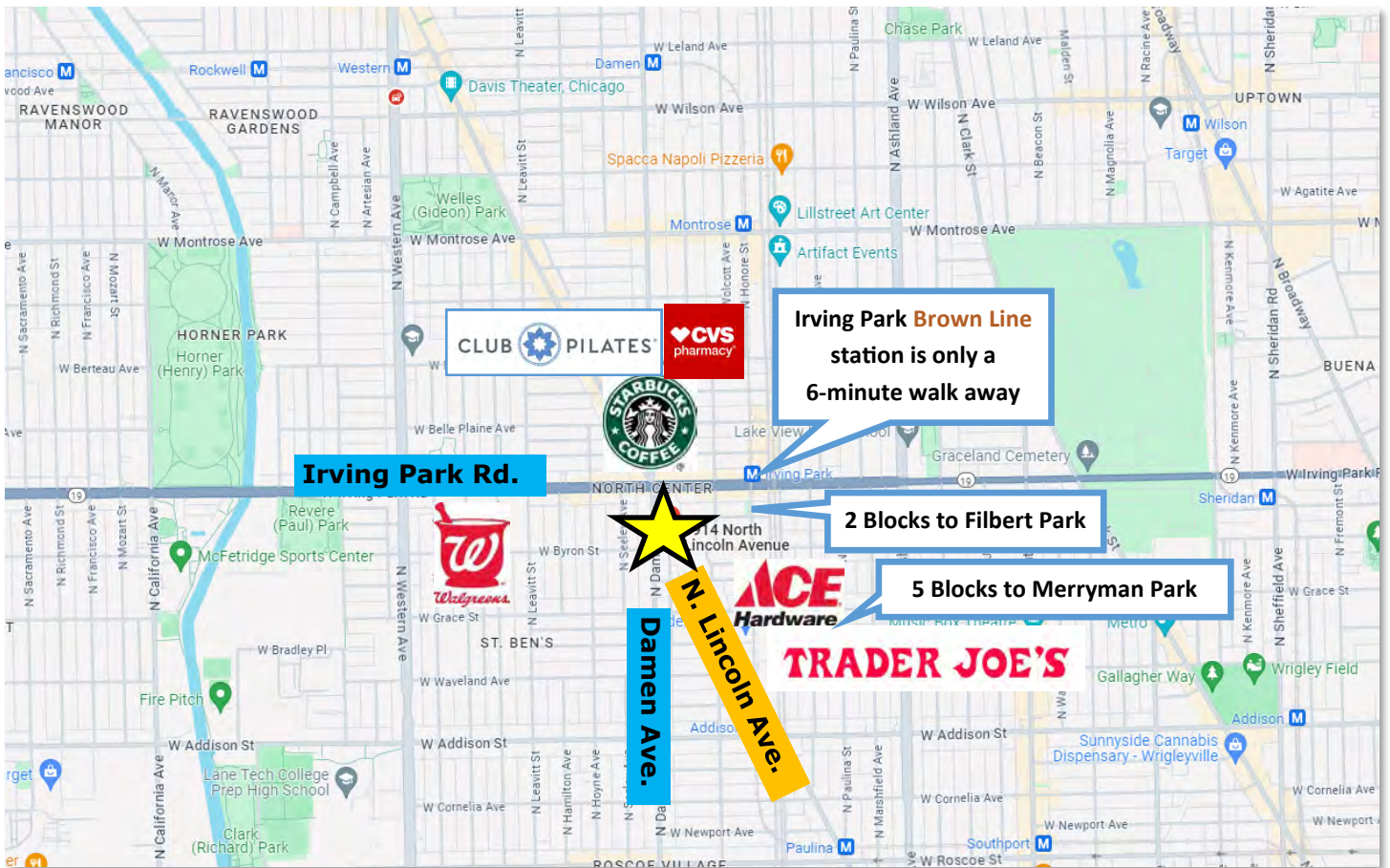
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## LOCATION



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