



# The Granville

6211 North Broadway  
Edgewater | Chicago, IL 60660

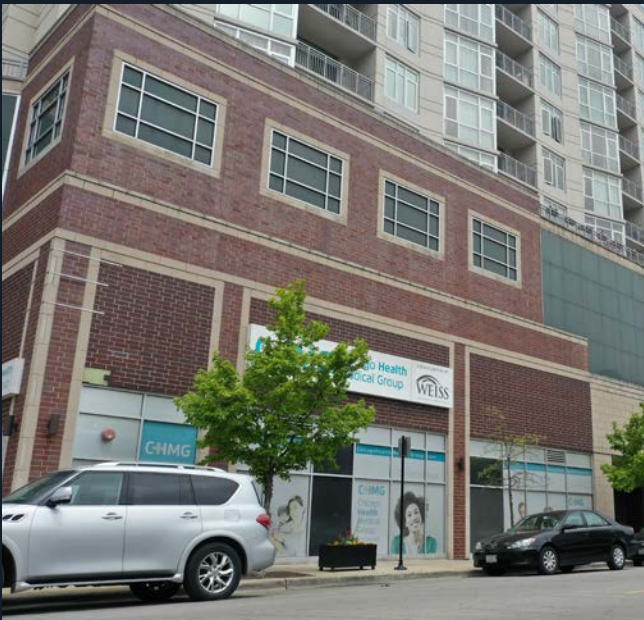


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## Property overview & demographics

- The mixed use development is well situated in the Edgewater neighborhood blocks away from Loyola University
- Service based tenants on site, including Aldi Grocery, boosts daily needs traffic to the property
- Optimize the existing medical office buildout for your needs
- Rare covered parking with access to over 100 stalls
- Easy accessibility with the #36 bus stop in front of the building and steps away from the Granville Red Line station, Chicago's busiest CTA rail system
- In addition to the 160 condominiums above, proximity to the university creates an excellent customer base of nearly 20,000 students, faculty and staff in addition to the existing Edgewater and Rogers Park residents



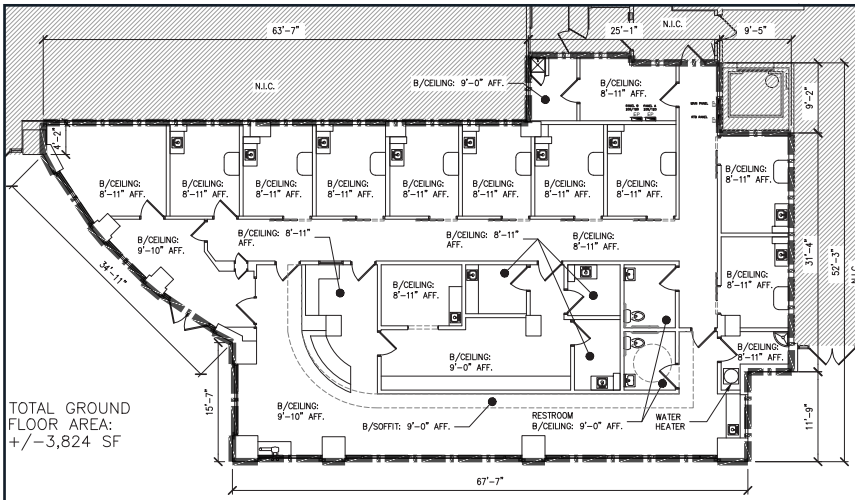
Address	6211 North Broadway Chicago, IL 60660
Size	Up to 3,870 SF
Asking rent	Upon request
Status	Vacant
Possession	Immediate

### Area retailers



	0.25 miles	0.5 miles	1 mile
Population	8,698	27,506	70,902
Daytime population	5,475	19,832	50,405
Avg household income	\$87,540	\$87,697	\$88,975
Households	3,793	13,727	36,730

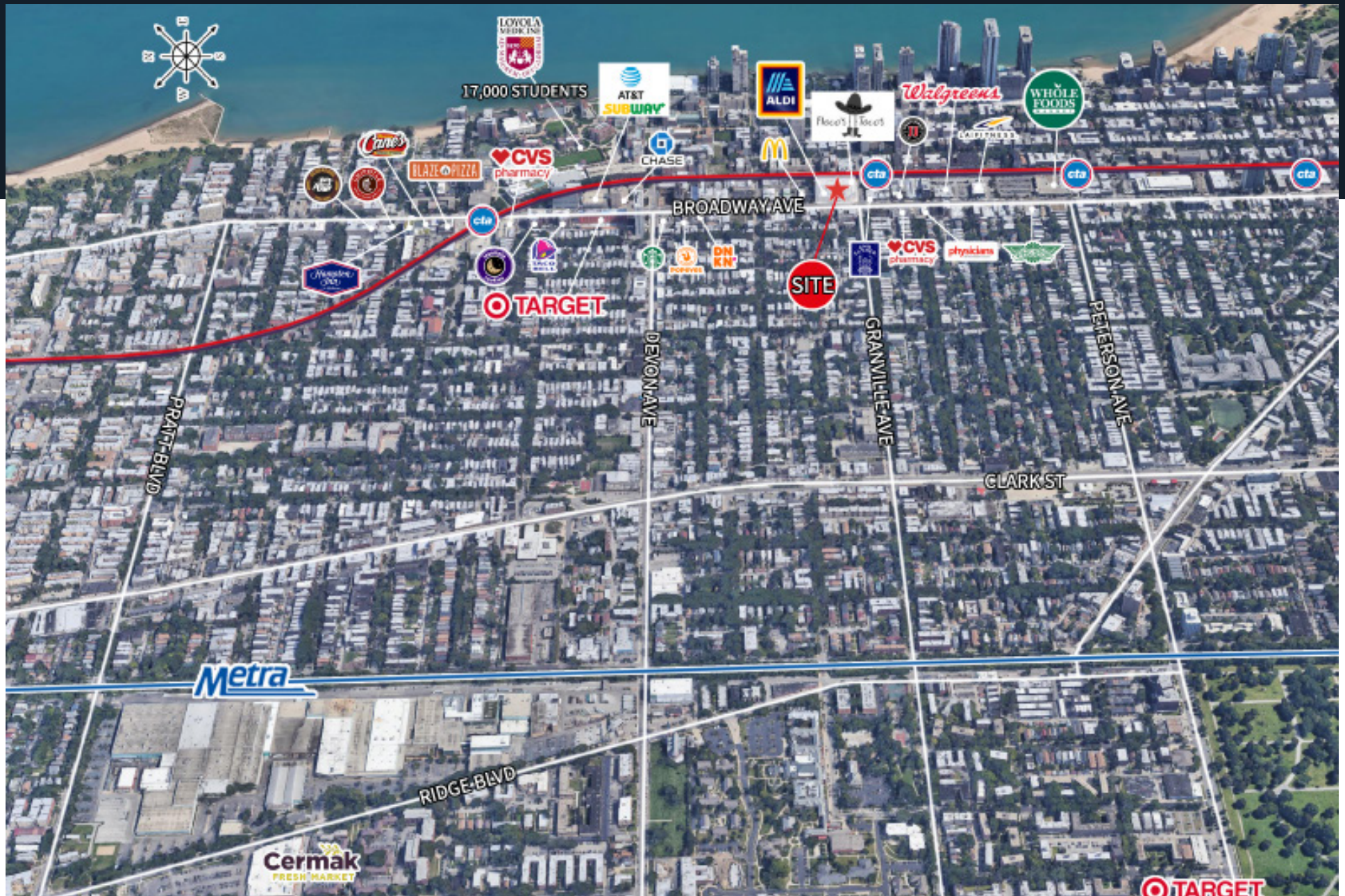






# Edgewater, Chicago

Retail trade area





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