



Broadway Festival

5300 N Broadway

Edgewater | Chicago, IL 60640



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Vice President

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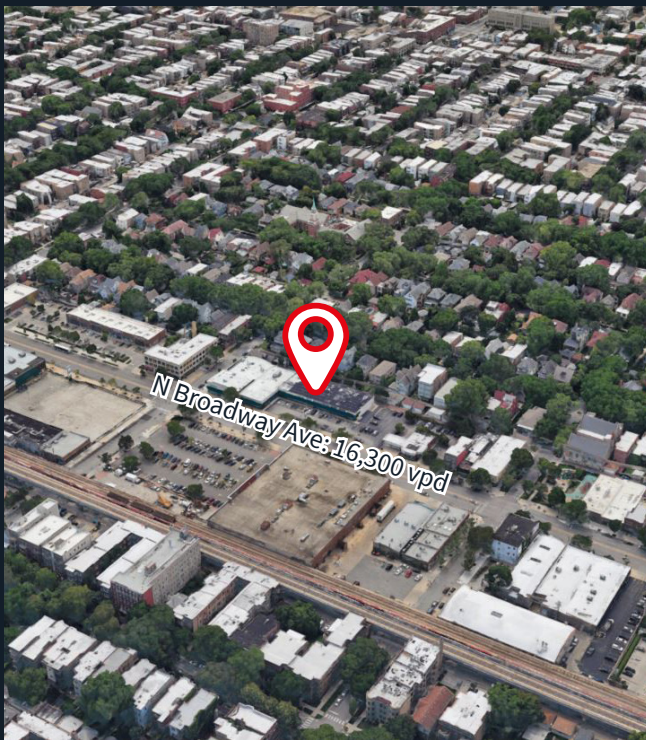
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Property overview & demographics

- 1,298 SF inline small shop retail available at signalized intersection in Edgewater
- Easily accessible surface parking with ±35 shared stalls available
- Prominent monument signage available with national co-tenancy and shadow-anchored by dominant grocery store in submarket
- Site located in close proximity to the CTA bus (2,765 avg weekday ridership) and CTA red line (9,219 avg weekday ridership)
- Densely populated area with over 77,000 people in a 1-mile radius with heavy daytime traffic with 16,300 vpd on Broadway Avenue



Address	5300 N Broadway Chicago, IL 60640
Size	1,298 SF
Asking rent	Upon Request
Status	Vacant
Possession	Immediate

Co-tenants

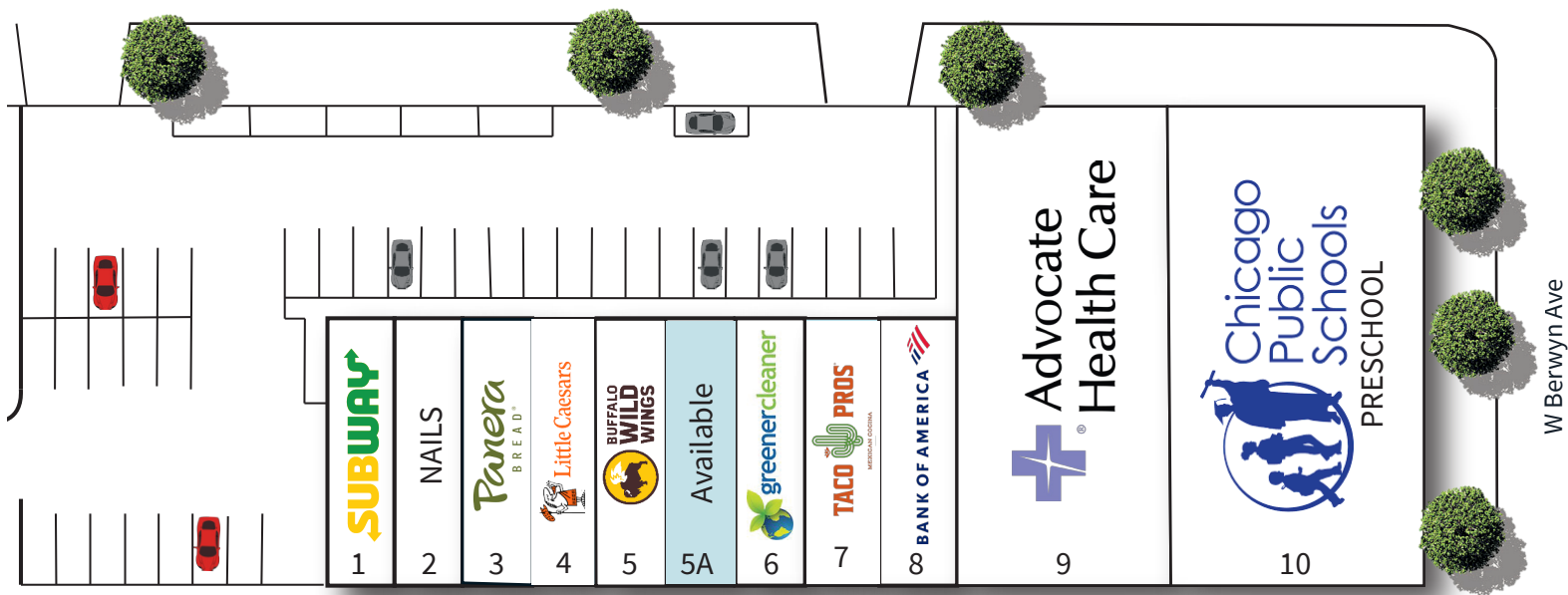


	0.5 miles	1 mile	1.5 miles
Population	27,663	77,687	134,821
Daytime population	19,988	56,595	97,770
Avg household income	\$99,208	\$100,655	\$102,951
Households	16,573	44,021	72,636



Site plan

N Broadway Ave: 16,300 vpd



Tenant	Unit	Size
Subway	1	1,260
Nails	2	1,260
Panera To-Go	3	1,260
Little Ceasars	4	1,190
BWW To-Go	5	1,298
AVAILABLE	5A	1,298

Tenant	Unit	Size
Greener Cleaner	6	1,260
Taco Pros	7	1,449
Bank of America	8	1,480
Advocate Health Care	9	7,000
Chicago Public Schools	10	8,625
Total GLA		27,379

Edgewater, Chicago

Retail trade area





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