



Park@Elston

Chicago, IL 60614

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For Lease

Park@Elston | Chicago, IL 60614

Summary

JLL is pleased to present 2300 Elston Avenue, 2301 Lister Avenue, 2253 Lister Avenue, and 2250 Lister Avenue; four land parcels in the heart of the booming Elston corridor. Perfect for parking, outdoor storage, and construction material storage. This property features proximity to Interstate 90/94 (Kennedy Expressway), multiple CTA train and bus routes, Clyborne Avenue METRA station, and is only 5 minutes from downtown Chicago. These sites are located immediately north of the Lincoln Yards development and offer numerous opportunities.

2300 N Elston Avenue (Lot A)

| | |
|------------------|--|
| Lot Size: | 1.76 acres (76,500 s.f.) |
| Divisible: | 76,500 s.f. |
| Zoning: | M3-3 |
| Ward & Alderman: | 32nd, Scott Waguespack |
| Lease Rate: | \$17,531 per month gross (\$2.75 p.s.f.) |

2301 N Lister Avenue (Lot B)

| | |
|------------------|---|
| Lot Size: | 0.48 acres (21,000 s.f.) |
| Divisible: | 21,000 s.f. |
| Zoning: | M3-3 |
| Ward & Alderman: | 32nd, Scott Waguespack |
| Lease Rate: | \$6,125 per month gross (\$3.50 p.s.f.) |

2250 N Lister Avenue (Lot C)

| | |
|------------------|---|
| Lot Size: | 0.77 acres (33,417 s.f.) |
| Divisible: | 33,417 s.f. |
| Zoning: | M3-3 |
| Ward & Alderman: | 32nd, Scott Waguespack |
| Lease Rate: | \$9,750 per month gross (\$3.50 p.s.f.) |

2253 N Lister Avenue (Lot D)

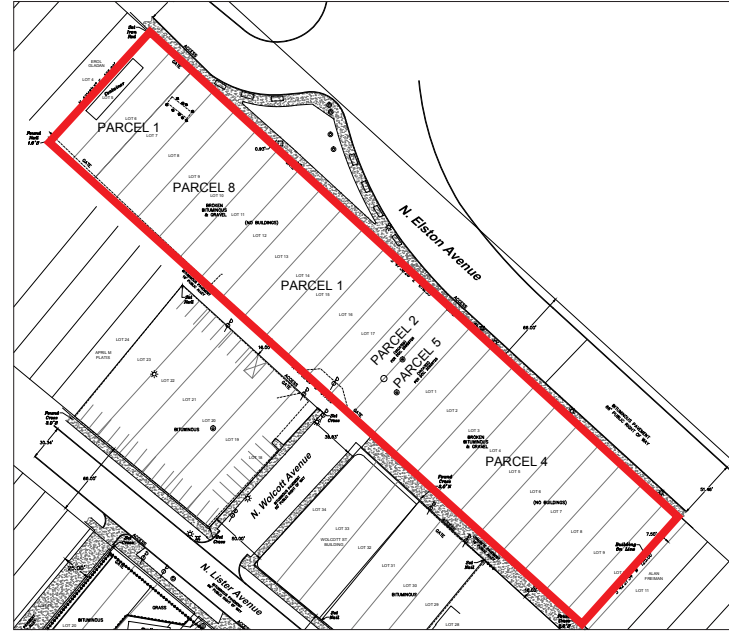
| | |
|------------------|---|
| Lot Size: | 0.22 acres (9,750 s.f.) |
| Divisible: | 9,750 s.f. |
| Zoning: | M3-3 |
| Ward & Alderman: | 32nd, Scott Waguespack |
| Lease Rate: | \$2,230 per month gross (\$2.75 p.s.f.) |



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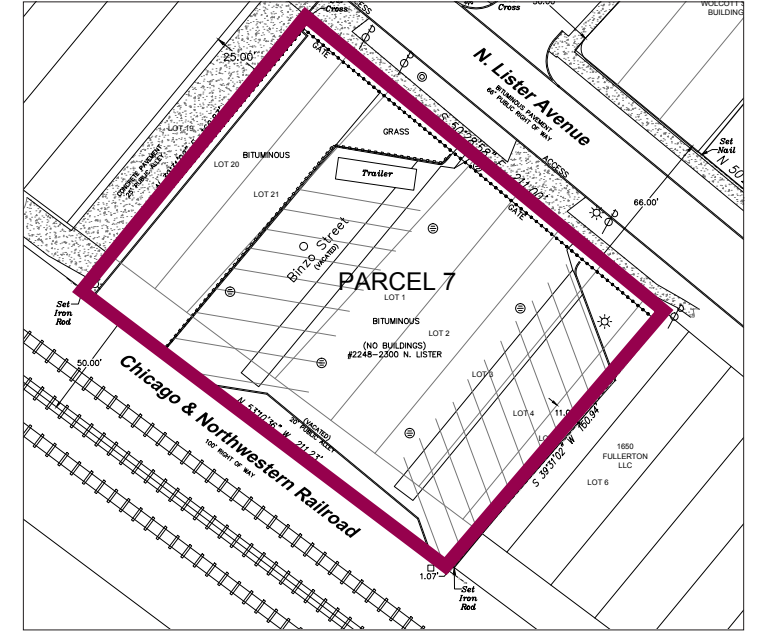
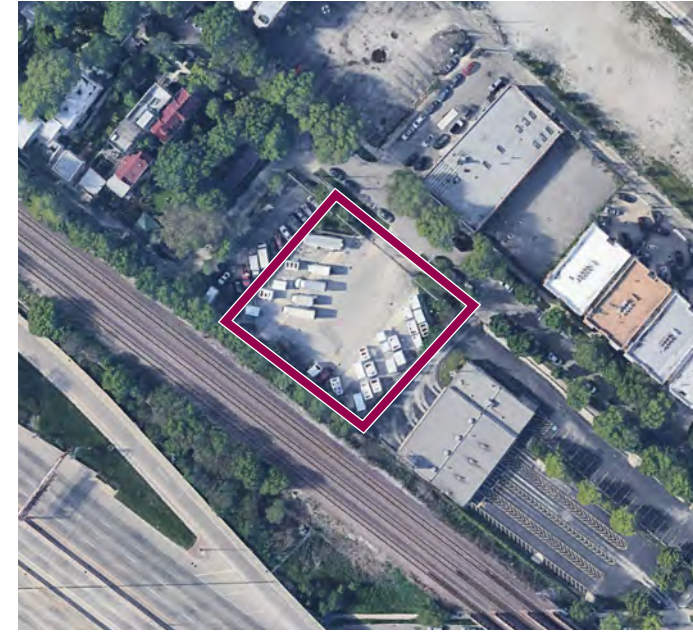
2300 Elston Avenue | Lot A



Total Available Acreage: 1.76 Acres (76,500 SF)
 Zoning: M3-3
 Lease Rate: \$17,531 per month gross (\$2.75 p.s.f.)

Property PINs:
 14-312-040-21-0000, 14-312-040-22-0000, 14-312-040-23-0000
 14-312-040-24-0000, 14-312-040-25-0000, 14-312-040-26-0000
 14-312-040-33-0000, 14-312-050-22-0000, 14-312-040-20-0000

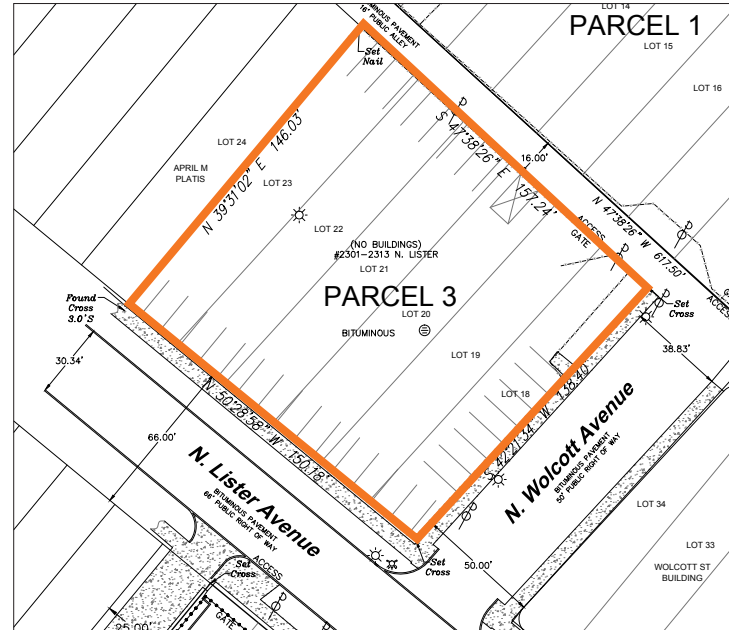
2250 Lister Avenue | Lot C



Total Available Acreage: 0.77 Acre (33,417 SF)
 Zoning: M3-3
 Lease Rate: \$9,750 per month gross (\$3.50 p.s.f.)

Property PINs:
 14-312-070-63-0000, 14-312-070-64-0000, 14-312-070-66-0000
 14-312-070-20-0000

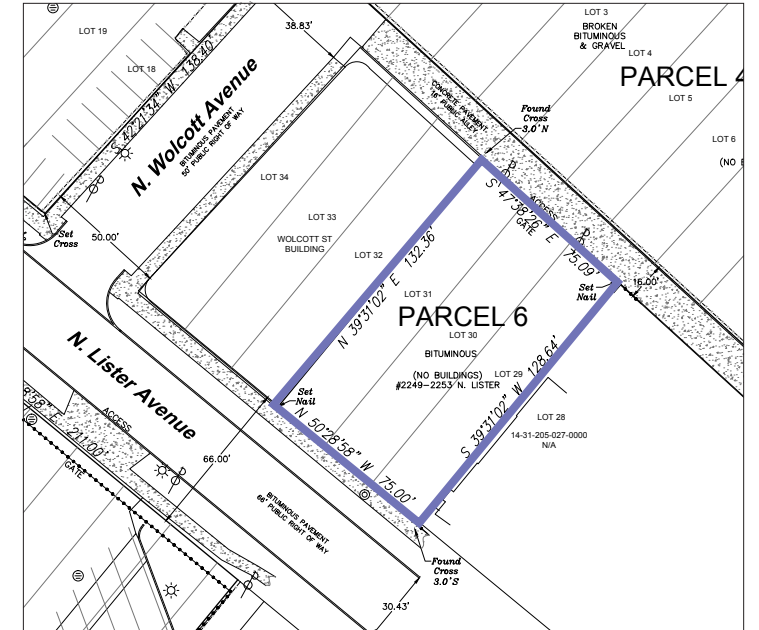
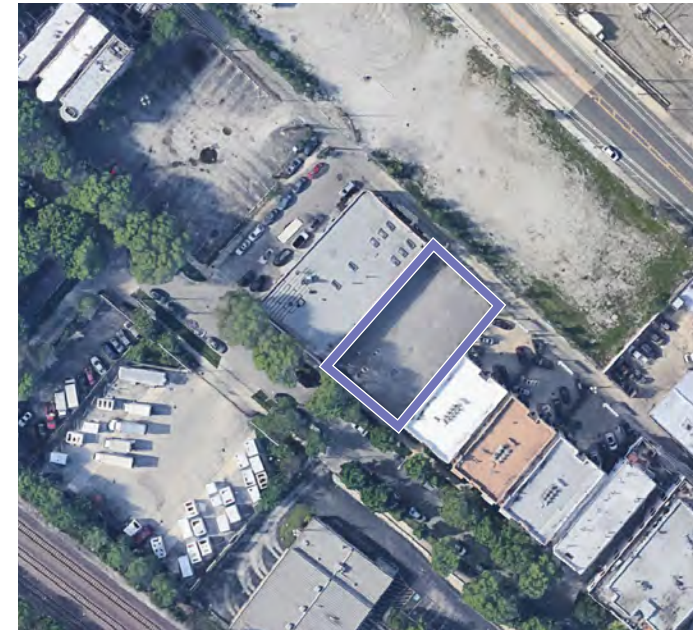
2301 Lister Avenue | Lot B



Total Available Acreage: 0.48 Acre (21,000 SF)
 Zoning: M3-3
 Lease Rate: \$6,125 per month gross (\$3.50 p.s.f.)

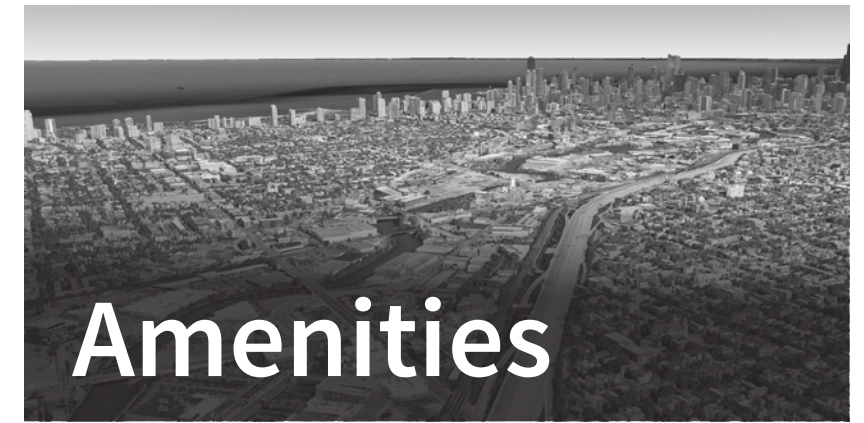
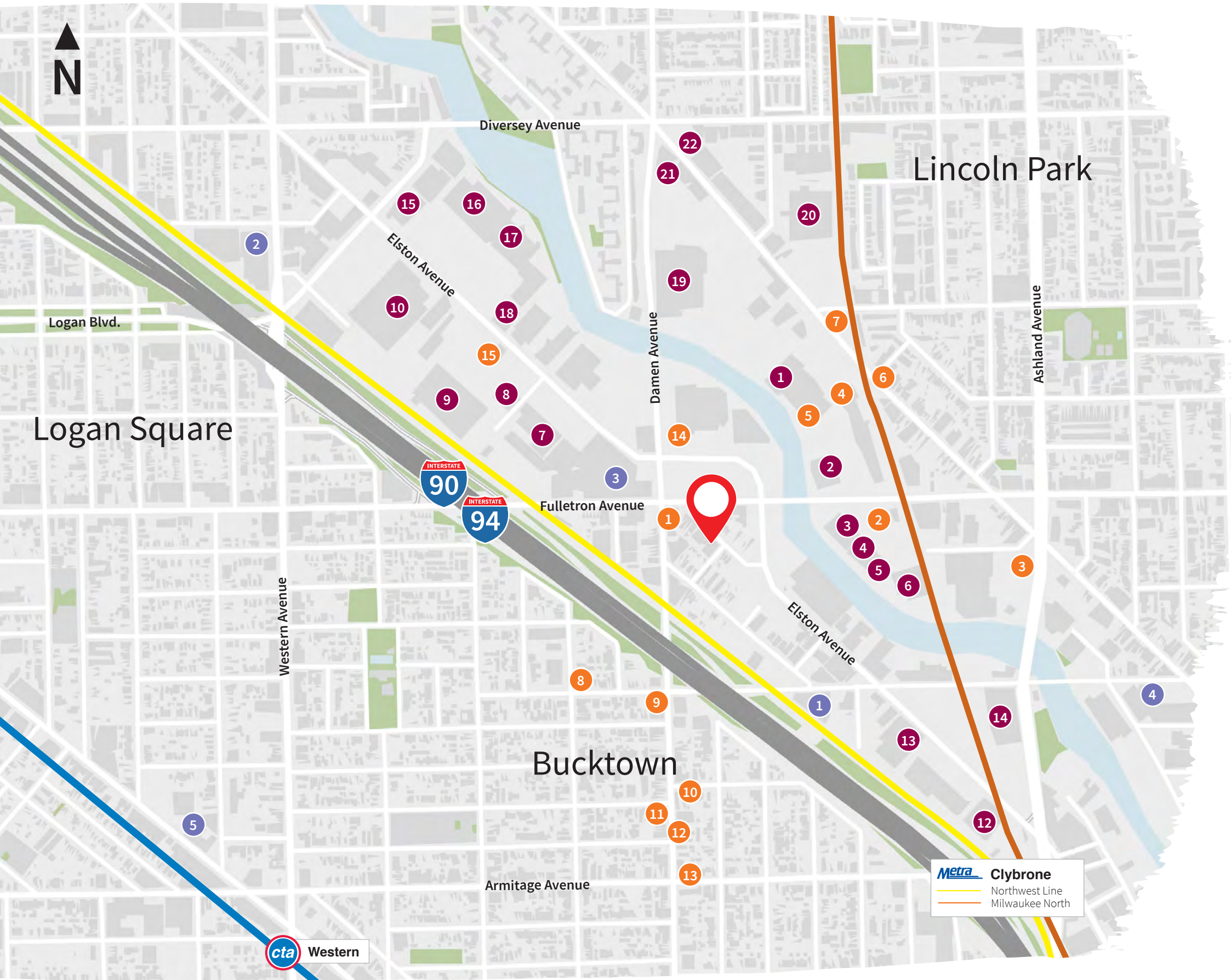
Property PINs:
 14-312-040-12-0000, 14-312-040-13-0000, 14-312-040-14-0000
 14-312-040-15-0000, 14-312-040-16-0000, 14-312-040-17-0000

2253 Lister Avenue | Lot D



Total Available Acreage: 0.22 Acre (9,750 SF)
 Zoning: M3-3
 Lease Rate: \$2,230 per month gross (\$2.75 p.s.f.)

Property PINs:
 14-312-050-04-0000, 14-312-050-19-0000



Food & Drink

- 1 Popeyes
- 2 McDonalds
- 3 Wendy's
- 4 Panda Express
- 5 Chuck E. Cheese
- 6 CIRO
- 7 Taco Bell
- 8 West Pub Bucktown
- 9 The Bristol
- 10 Danny's
- 11 Toast
- 12 Coast Sushi Bar
- 13 Nick's Pit Stop
- 14 Vienna Beef Cafe
- 15 Starbucks

Entertainment

- 1 Whirly Ball
- 2 Regal Cinemas IMAX
- 3 Mid Town Athletic Club
- 4 Regal Webster Place
- 5 Concord Music Hall

Retail

- 1 Jewel Osco
- 2 Marshalls
- 3 Office Max
- 4 Lane Bryant
- 5 Bob's Discount Furniture
- 6 Party City
- 7 Fresh Thyme Farmers Market
- 8 Value City Furniture
- 9 Home Depot
- 10 Target
- 11 Home Depot
- 12 Best Buy
- 13 Kohl's
- 14 Mariano's
- 15 PetSmart
- 16 JoAnn Fabrics
- 17 Micro Center
- 18 The RoomPlace
- 19 Costco
- 20 Menards
- 21 Chase Bank
- 22 Fifth Third Bank



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