

SPACE AVAILABLE FOR LEASE

10644 S.CICERO AVE.

OAK LAWN, IL. 60453



First In Realty Executives Inc is pleased to offer for lease approximately 900 SF of retail space positioned on busy Cicero Avenue at 107th Street within Oak Lawn's premier retail corridor. The unit offers easy access and convenient parking. Highlights include:

- +/- 900 SF retail unit available for lease
- Current build as a chiropractic office
- 11,250 SF retail strip center
- Traffic signalized hard corner on busy Cicero Avenue
- +/- 50,000 VPD
- Great visibility
- Easy access
- Parking, access, visibility, and a great location within Oak Lawn's commercial retail corridor
- Area retailers include Mariano's, Walgreen's, Chase, Panera Bread, Sports Clips, Starbucks & more
- Oak Lawn is a vibrant community located just outside of Chicago with close proximity to Midway Airport, major expressways and rail lines.
- Ideal for a variety of users



Demographics (2015 Est.):

	<u>1MI</u>	<u>3MI</u>	<u>5MI</u>
Population	17,734	162,505	424,127
HH Avg. Inc.	\$81,433	\$76,088	\$72,677
#HH's	7,147	61,832	152,189

Traffic Counts:

+/- 48,200 VPD Cicero Ave.

Information contained herein has been obtained by sources deemed reliable. First In Realty Executives, Inc has not verified the information and makes no representations, warranties, or guarantees. You and your advisors should conduct a careful and diligent review of the investment and information contained herein.



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Retail Concentration



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