



Offering Summary

Lease Rate:	Negotiable
Lease Type:	Modified Gross
Available SF:	3,316 SF
Hoods:	Two (2)
Year Built:	1922
Zoning:	DC-16
Submarket:	Central Loop

Property Overview

3,316 SF former Jersey Mike's, located just south of Wells/Randolph Street, approx. one (1) block west of the brand new Google Chicago Headquarters (2027). The offering features a well-configured, second-generation restaurant storefront at the base of a Loop office building and includes a large kitchen, along with two (2) separate ordering and service lines, each with its own hood, providing efficient operations and flexibility for a variety of food concepts. Co-tenants include Potbelly, Bombay Eats, and Originals Unisex Hair Designer, while the prominent Central Loop location is steps from major office and civic destinations, extensive CTA service, and Google's new Chicago HQ (2027). Nearby retailers include Whole Foods, Trader Joe's, Starbucks, Dunkin', Chipotle, Qdoba, Bavette's, Gibson's Italia, Beatrix, Goddess and the Baker, among many others.

Property Highlights

- Second generation restaurant space featuring two (2) separate ordering and service areas, each with a hood and large back-of-house preparation area
- Ideally positioned near the Thompson Center, future home of Google's Chicago headquarters (2027), and Chase Tower, both undergoing transformative renovations in the heart of the Central Loop
- Neighboring retailers include Whole Foods, Trader Joe's, Starbucks, Dunkin', Chipotle, Qdoba, and many others

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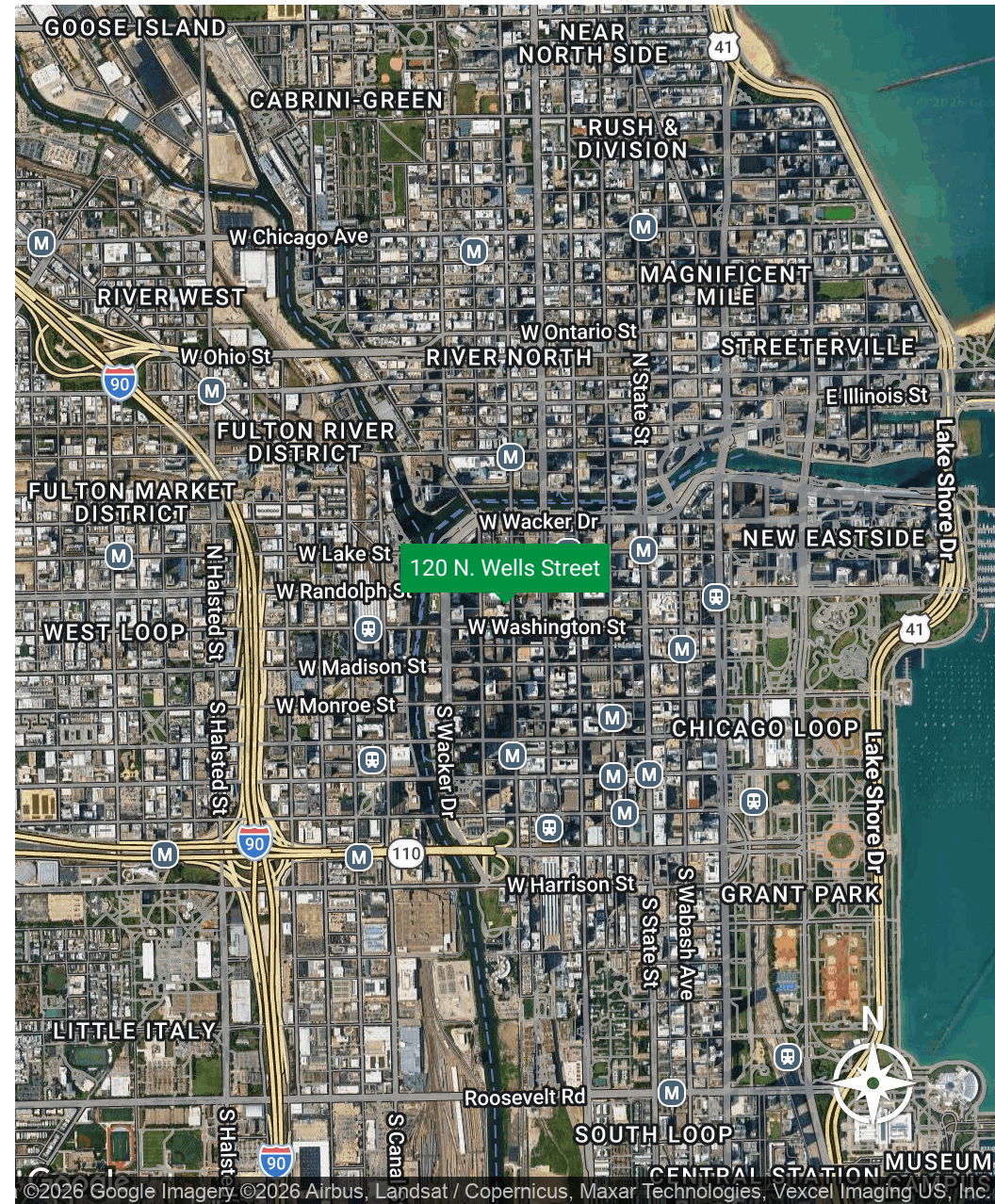
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RETAILER MAP



FOR LEASE | 120 N. WELLS STREET

LOCATION MAP



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ADDITIONAL PHOTOS



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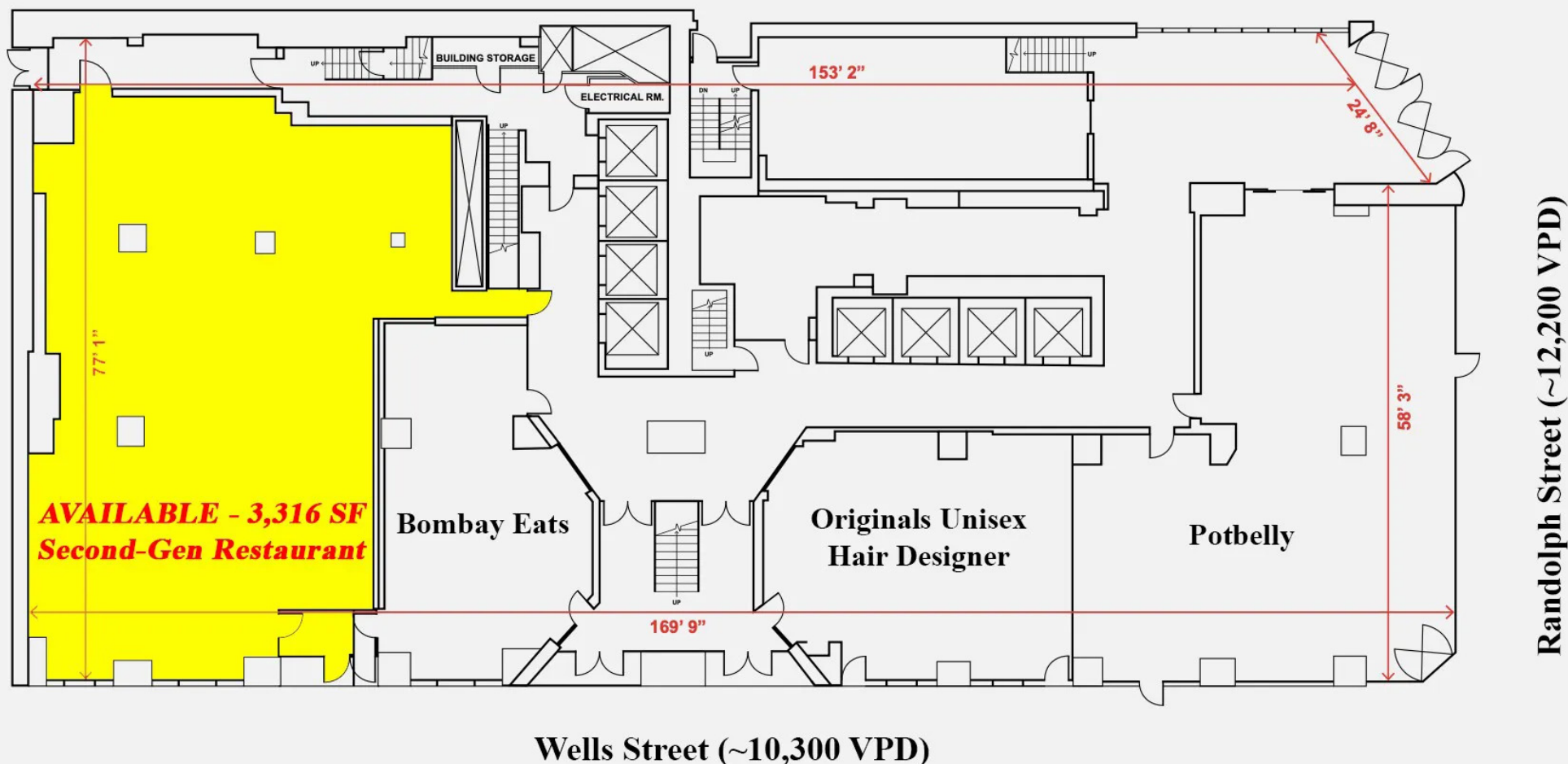
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Randolph Wells Building - Ground Floor



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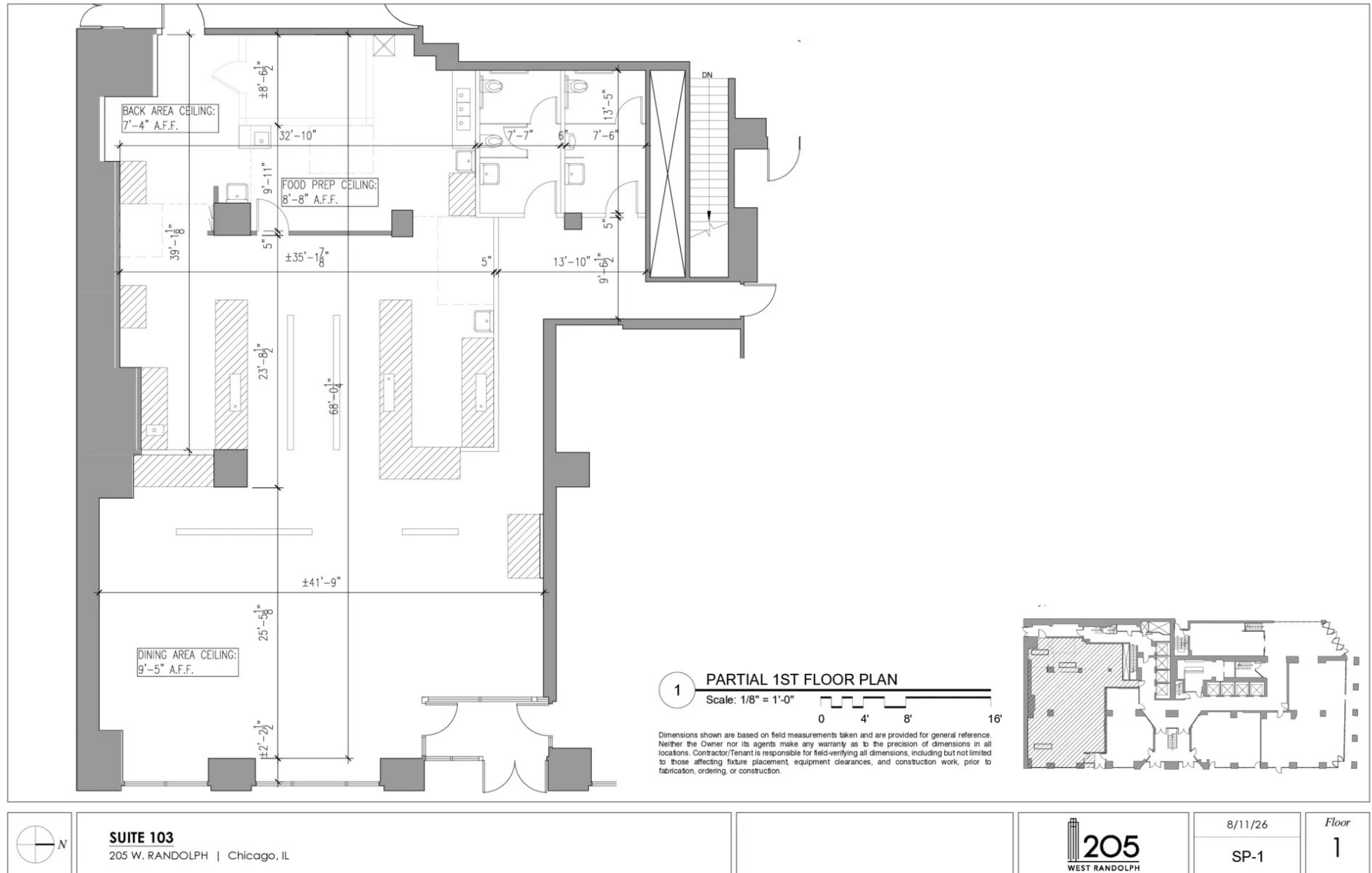
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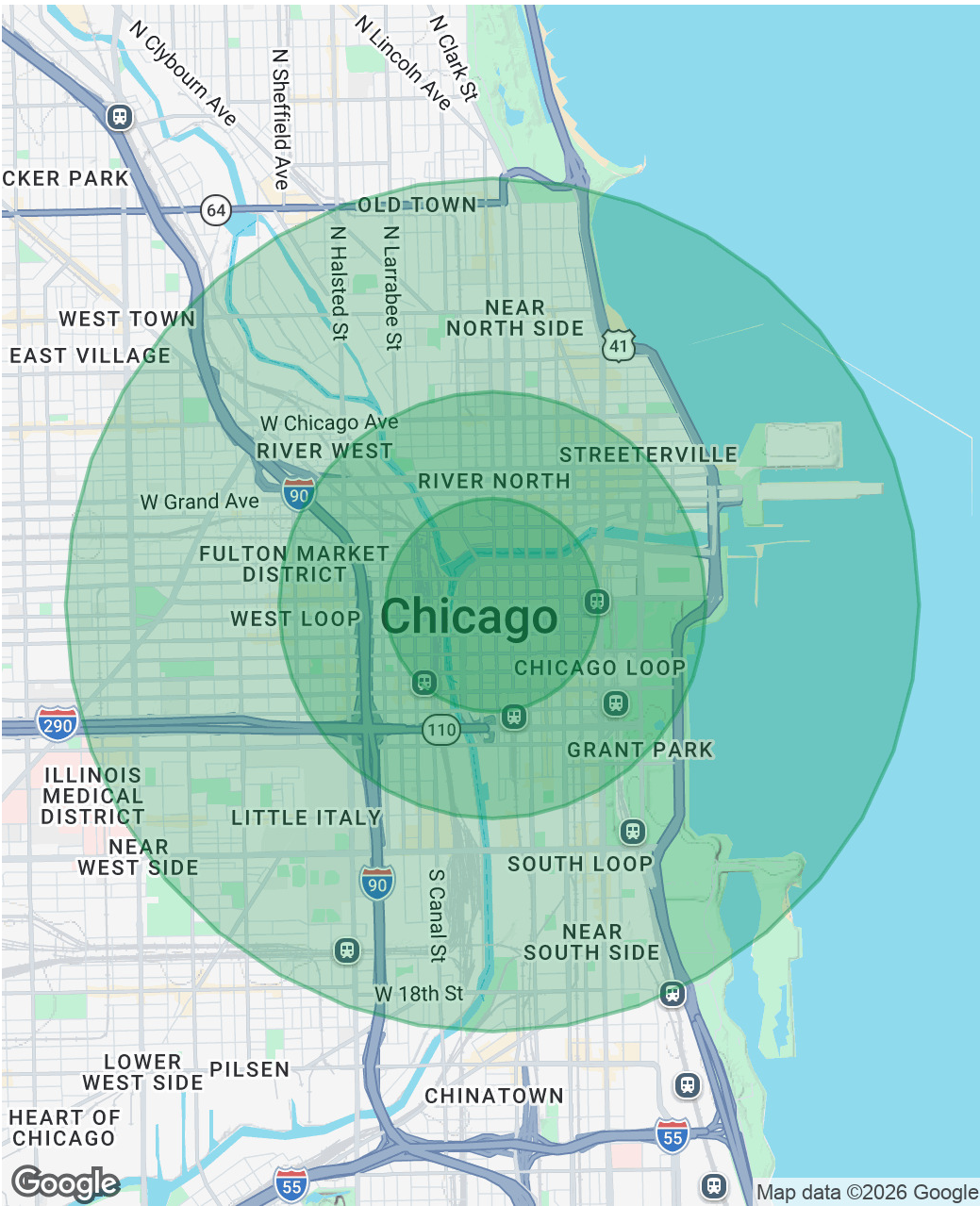
FOR LEASE | 120 N. WELLS STREET

DEMOGRAPHICS MAP & REPORT

Population	0.5 Miles	1 Mile	2 Miles
Total Population	21,169	95,284	241,835
Average Age	31.4	33.0	35.3
Average Age (Male)	32.4	34.4	35.7
Average Age (Female)	30.6	32.4	35.3

Households & Income	0.5 Miles	1 Mile	2 Miles
Total Households	13,835	58,170	141,572
# of Persons per HH	1.5	1.6	1.7
Average HH Income	\$184,218	\$192,470	\$181,497
Average House Value	\$426,445	\$562,235	\$597,603

2023 American Community Survey (ACS)



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