

For Lease



NEWLY REMODELED PRIVATE OFFICE SUITES

2622 W PETERSON AVE, CHICAGO, IL 60659



OFFERING SUMMARY

Available SF:

108 - 360 SF

Lease Rate:

Contact Broker

PROPERTY OVERVIEW

- Private office suites ranging from approximately 108 – 360 SF
- Entire 1,850 SF lower level available at a reduced rental rate. Contact broker for details
- Large windows providing plenty of natural light
- Private mailboxes with outgoing mail service
- Shared lunchroom with refrigerator and microwave
- Four restrooms throughout the building
- Interior and exterior security cameras
- Rear parking available

LOCATION OVERVIEW

The property is located on Chicago's Far North Side within the West Ridge community area, near the Peterson Park neighborhood, an area also commonly referred to by locals as West Rogers Park. This established neighborhood is predominantly residential, featuring a strong mix of single-family homes and condominiums, complemented by well-traveled commercial corridors along major arterial streets.



AVAILABLE OFFICE SPACES

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LOWER LEVEL OFFICE SPACES

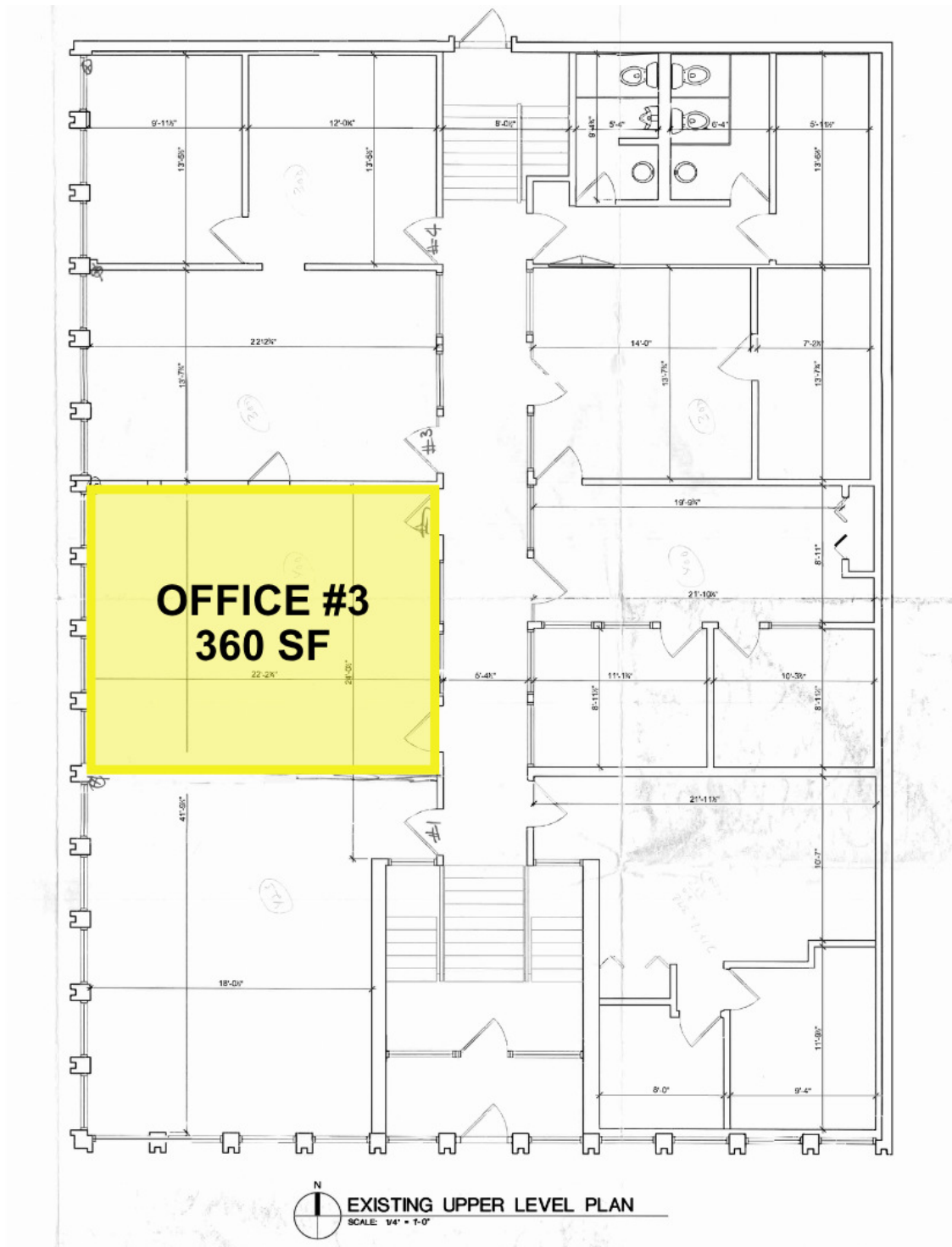
SUITE #:	SF:	LEASE RATE:
OFFICE #9	282 SF	\$1,400/Month
OFFICE #10	142 SF	\$900/Month
OFFICE #11	276 SF	\$1,200/Month
OFFICE #12	276 SF	\$1,200/Month
OFFICE #13	251 SF	\$1,100/Month
OFFICE #14	108 SF	\$350/Month
OFFICE #15	144 SF	\$900/Month
OFFICE #16	218 SF	\$1,100/Month
OFFICE #17	126 SF	\$400/Month

RENT INCLUDES: *Electricity, Gas, Water, Trash, Property Taxes, Building Maintenance, Common Area Maintenance*

UPPER LEVEL OFFICE SPACES

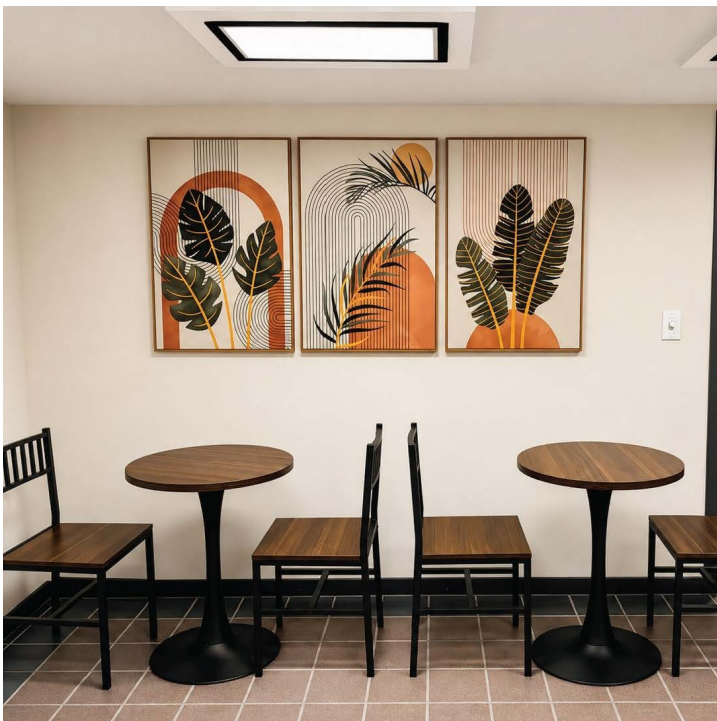
SUITE #:	SF:	LEASE RATE:
OFFICE #3	360 SF	\$1,300/Month

RENT INCLUDES: *Gas, Water, Trash, Property Taxes, Building Maintenance, Common Area Maintenance*



CHICAGO OFFICE SPACE

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CHICAGO OFFICE SPACE

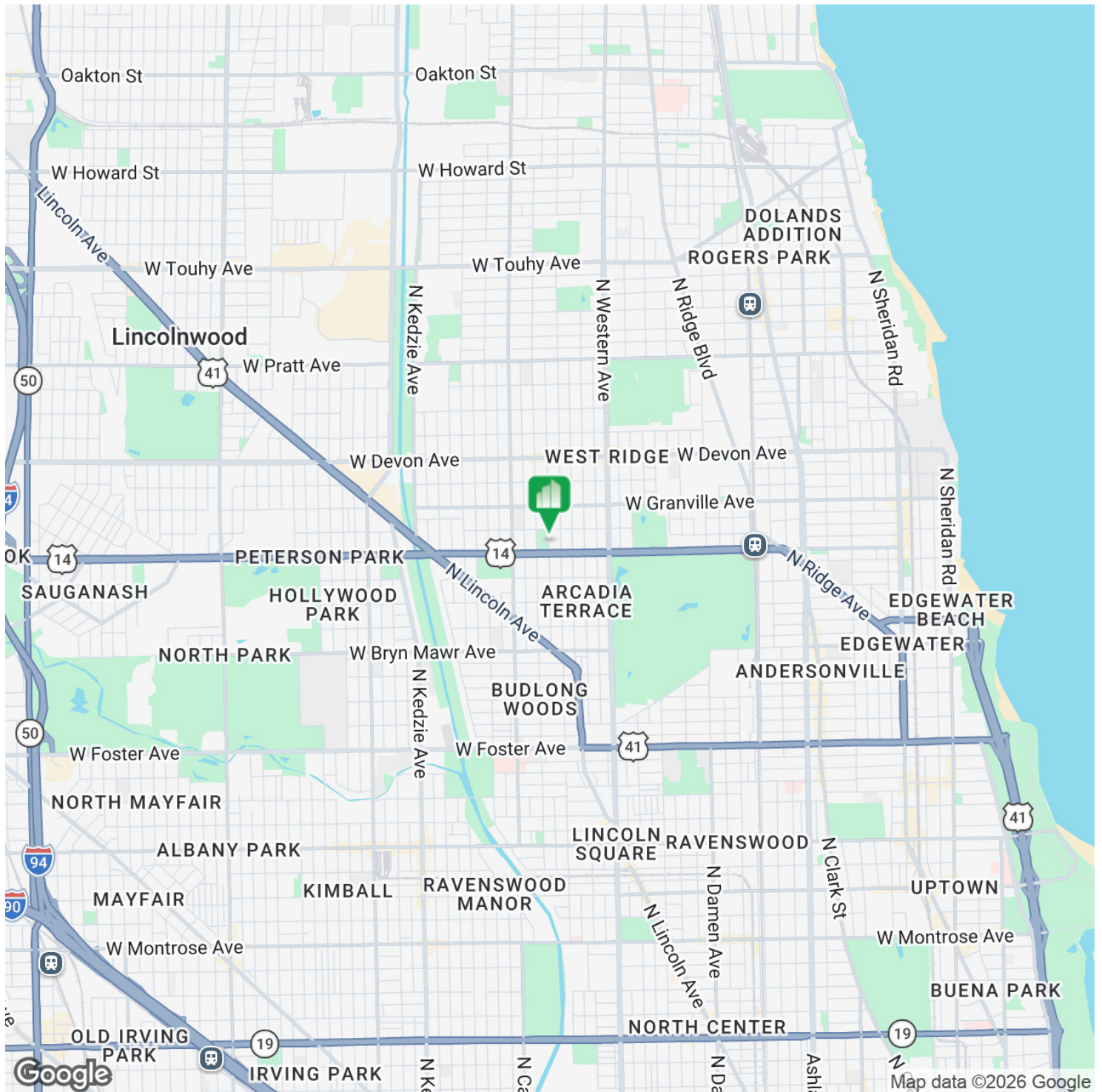
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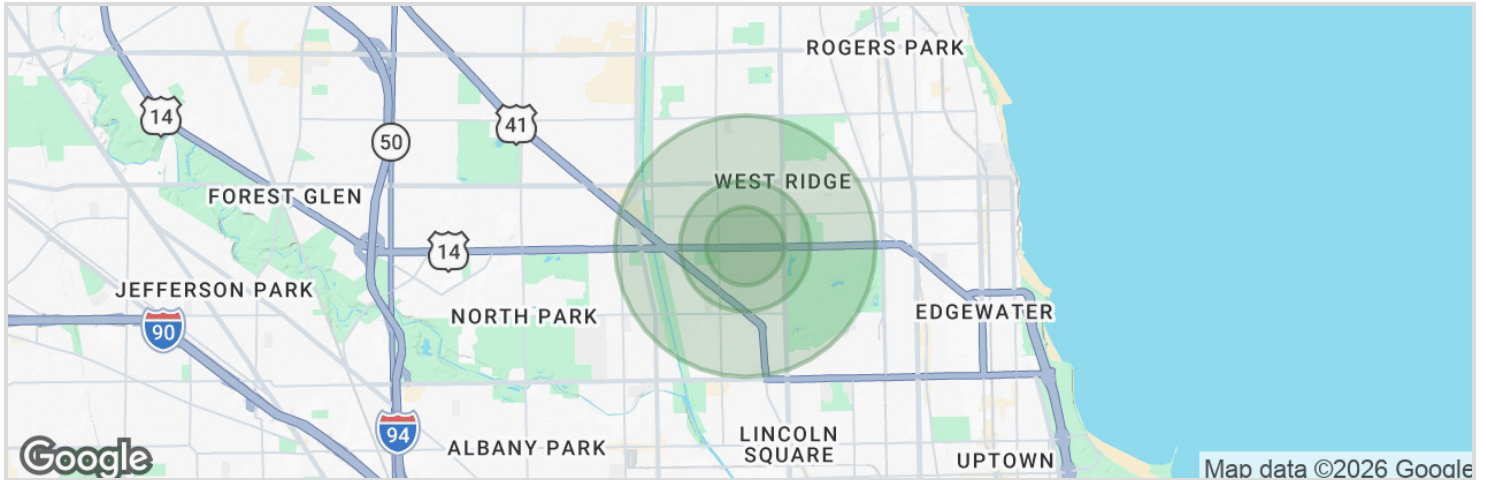
CHICAGO OFFICE SPACE

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1 mile



\$100,477

Median Household Income



7,390

Population



2,441

Households



38

Median Age



\$55,611

Median Disposable Income

3 miles



\$94,467

Median Household Income



18,881

Population



6,434

Households



38

Median Age



\$63,203

Median Disposable Income

5 miles



\$90,212

Median Household Income



58,177

Population



20,329

Households



38

Median Age



\$72,642

Median Disposable Income