



1,100 SF Pilsen Retail & I-90 Expressway Billboards

Includes Three I-90 Expressway Billboard Signs & Optional Storage Warehouse with Parking



1,100 SF Pilsen Retail Including I-90 Expressway Billboards For Lease



presented by
Your SVN Suburban
NEXT LEVEL TEAM

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PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$5,500 per month (Gross)
AVAILABLE SF:	1,100 SF
SIGNAGE AVAILABLE:	3 High-Visibility Billboards (Inbound & Outbound)
VEHICLES PER DAY:	250,000

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PROPERTY OVERVIEW

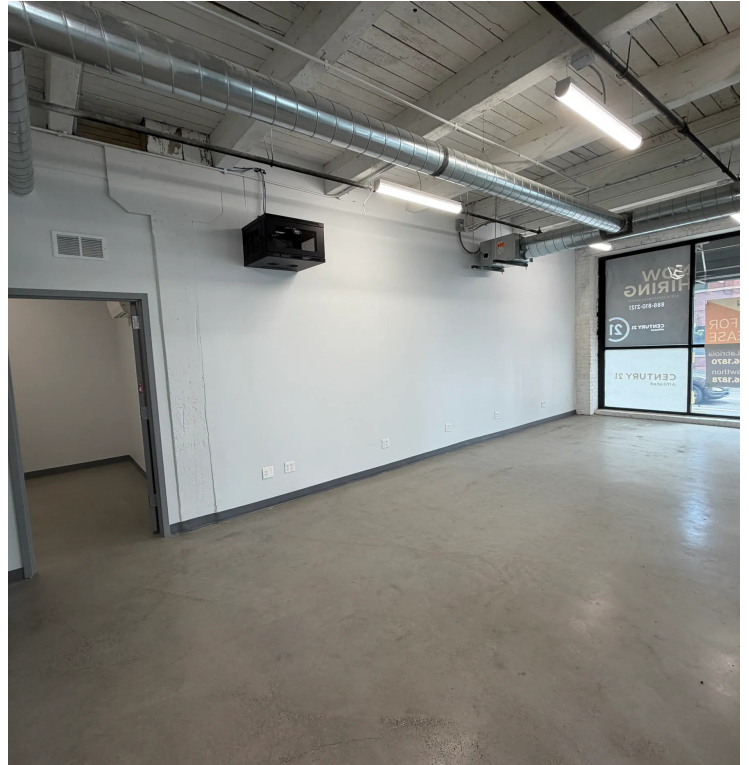
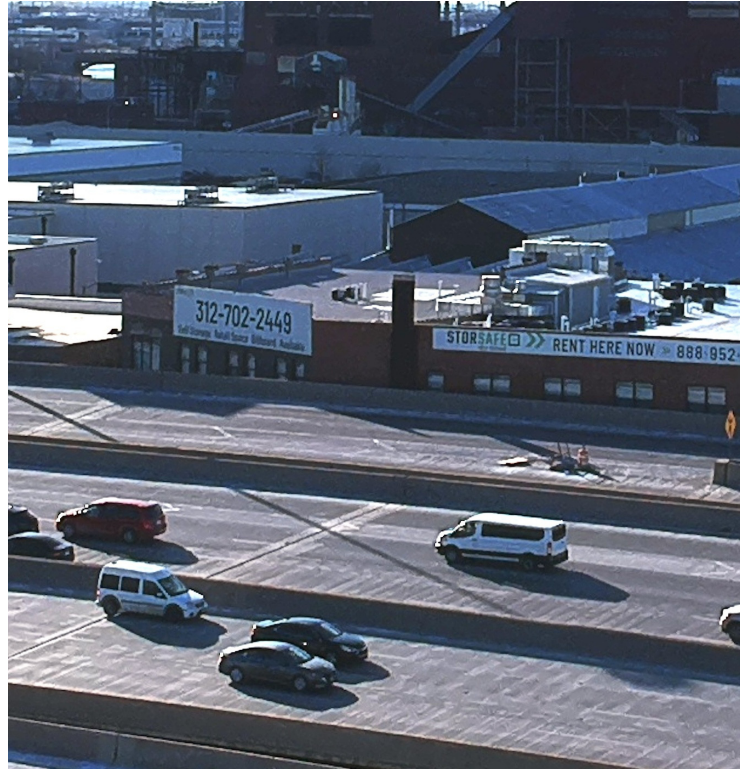
The retail at 2201 S Halsted St in Chicago’s Pilsen neighborhoods includes exclusive use of three on-site billboards, providing a unique opportunity for high-impact business advertising. Positioned for exceptional visibility along a heavily traveled corridor, the billboards offer continuous exposure to thousands of daily motorists, creating significant branding and marketing value. This built-in advertising feature enhances the property’s appeal and provides a valuable advantage for businesses seeking to maximize their market presence. Additional awning signage, as well as an optional storage warehouse with parking available.

Three Billboards are included with the retail suite, providing a high-visibility advertising opportunity for your business.

BILLBOARDS

- Three Signs with Excellent Visibility from I-90 Dan Ryan Expressway & I-55 Feeder
- Both Inbound and Outbound Billboards on Chicago’s Busiest Expressway
- Banner Signage on Building at Halsted & Cermak

SIGNAGE TO OVER 250,000 VEHICLES PER DAY



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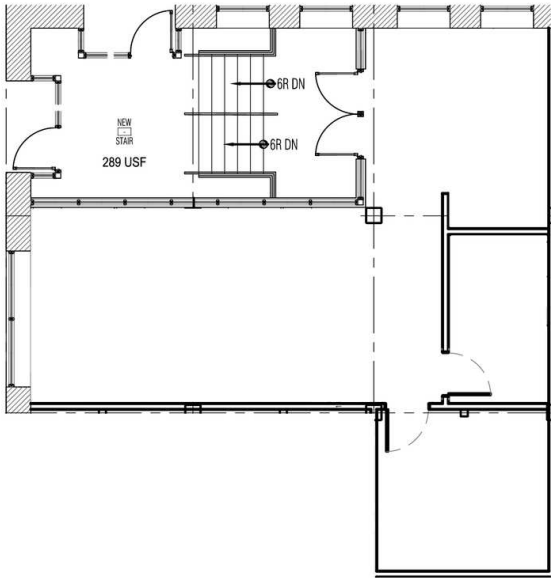
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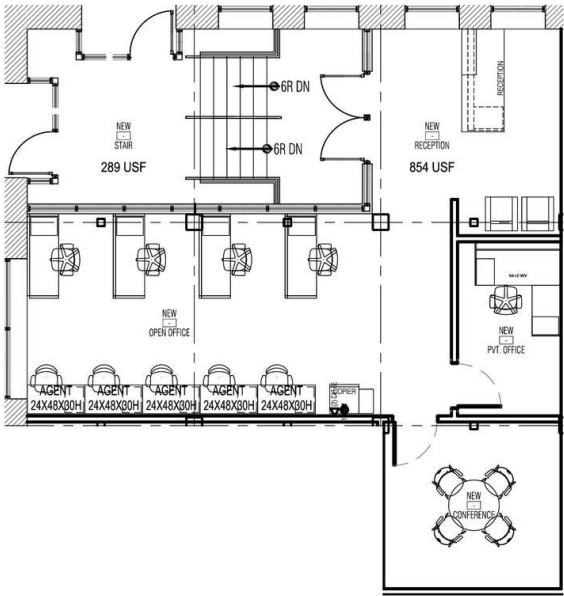
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1,100 SF RETAIL SPACE FLOOR PLAN

Existing Floor Plan



Layout Rendering



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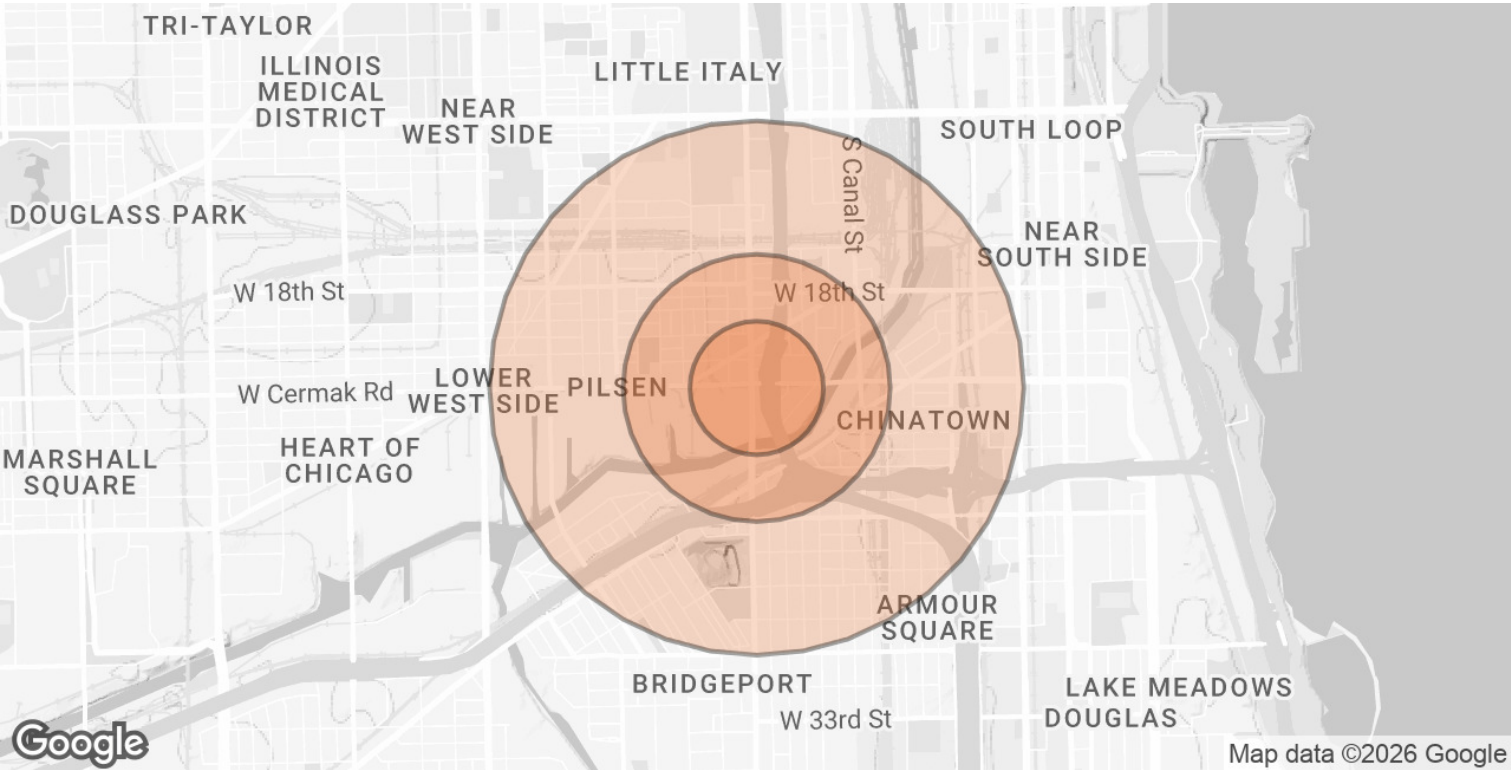
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AERIAL MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	0.25 MILES	0.5 MILES	1 MILE
TOTAL POPULATION	1,330	7,787	41,376
AVERAGE AGE	35.9	38.9	39.5
AVERAGE AGE (MALE)	33.3	37.4	38.4
AVERAGE AGE (FEMALE)	37.3	38.8	40.4

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
TOTAL HOUSEHOLDS	606	3,294	17,320
# OF PERSONS PER HH	2.2	2.4	2.4
AVERAGE HH INCOME	\$112,333	\$98,861	\$91,597
AVERAGE HOUSE VALUE	\$453,380	\$406,822	\$393,748

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