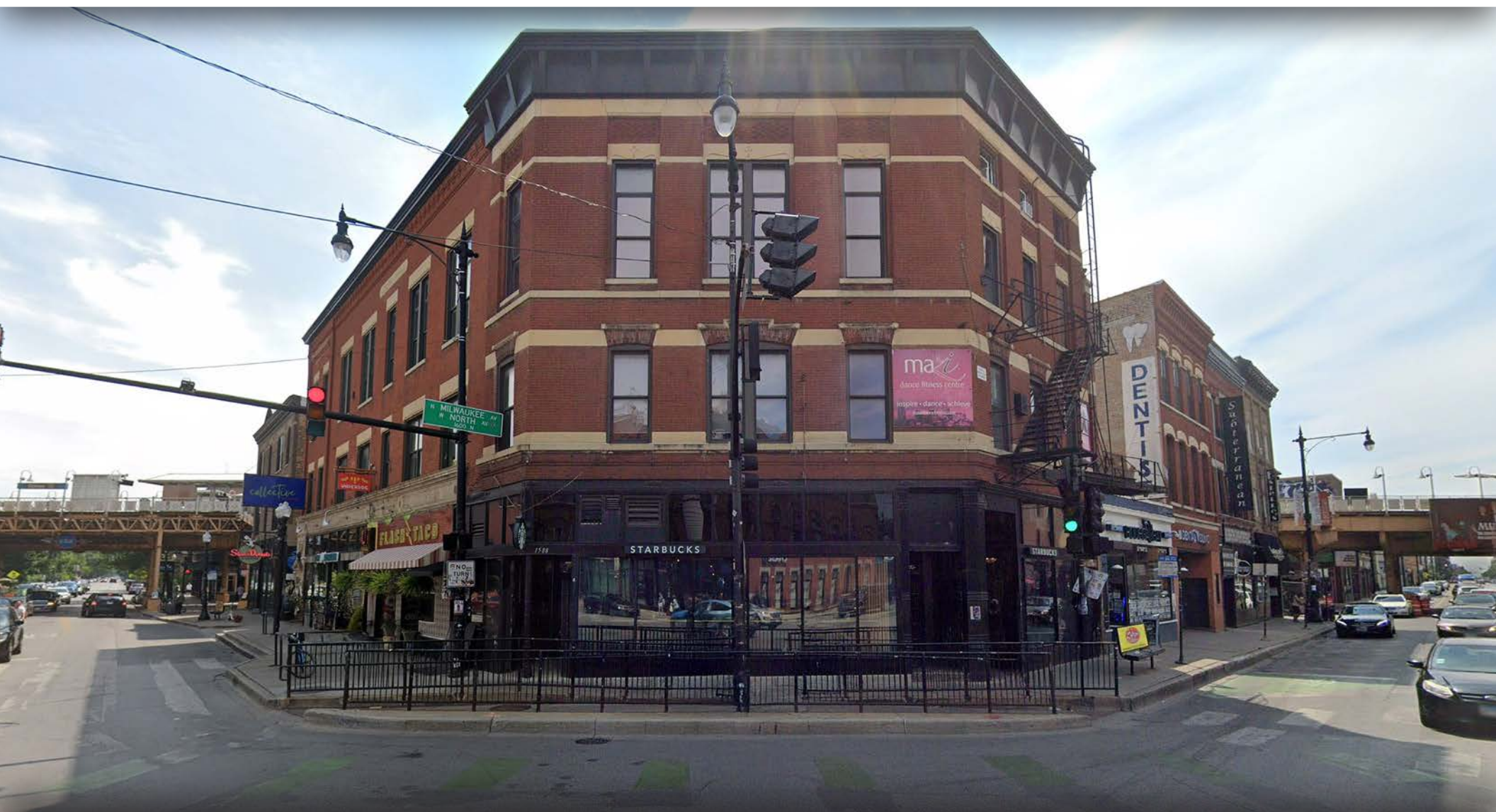


RETAIL/CAFE SPACE
AVAILABLE FOR LEASE

1588 N. Milwaukee Ave.

WICKER PARK - CHICAGO



CANVAS

WICKER PARK

Located at the southwest corner
of W North and N Damen

HIGHLIGHTS

- Former Starbucks available at the iconic Six Corners intersection in Wicker Park
- First time available in over 20 years — prime flagship corner location
- 2,349 SF ground floor + 1,050 SF lower level
- Unmatched visibility with heavy foot traffic and exposure to 22,800+ VPD
- Surrounded by top national and local retailers—Barnes & Noble, Call Your Mother Deli, Chase Bank, Foxtrot, Hotel Chocolate, Van Leeuwen, Wells Fargo Bank, and more
- Steps away from the Damen Blue Line station

NEIGHBORHOOD RETAILERS

- Abercrombie & Fitch, Adidas, Barnes & Noble, BondVet, Call Your Mother Deli, Chase Bank, Chip City, Flash Taco, Foxtrot, Guzman Y Gomez, Hotel Chocolate, La Colombe, Levi's, Paulie Gee's Pizza, Potbelly, Stan's Donuts, The Robey Hotel, Urban Outfitters, Van Leeuwen, Warby Parker, Wells Fargo Bank

DEMOGRAPHICS



65.6k+

Total Population
1 Mile



\$186k+

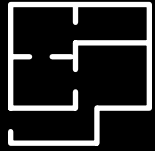
Average HH Income
1 Mile



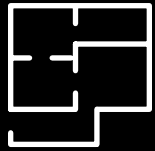
55.7k+

Daytime Population
1 Mile

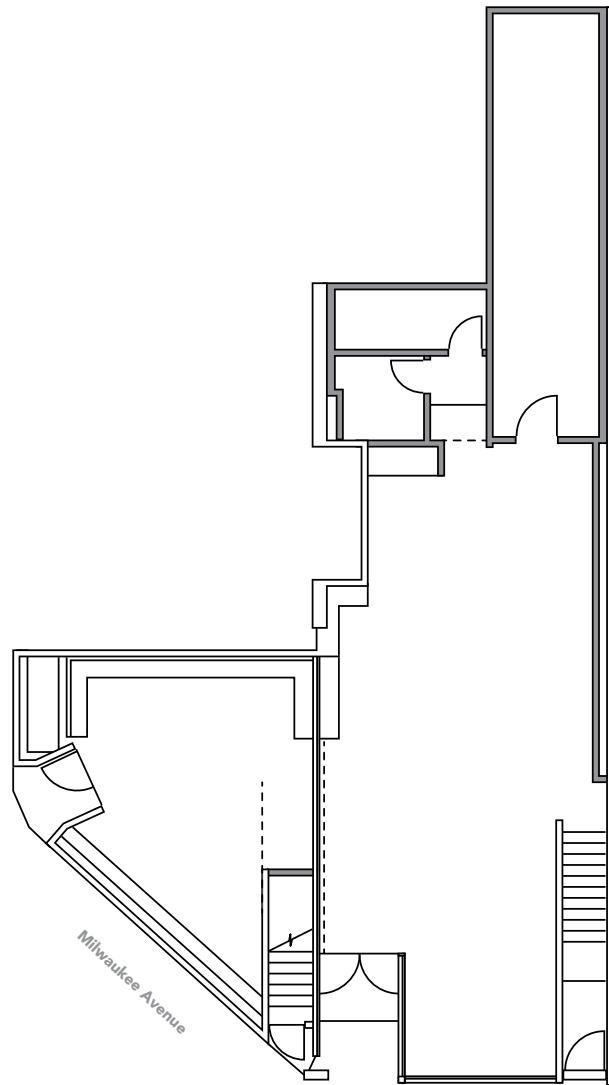
SPACE AVAILABLE



2,349 sf
Ground Floor

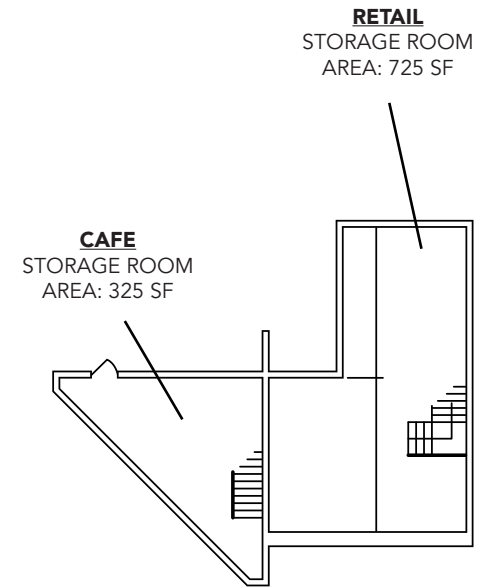


1,050 sf
Lower Level



Milwaukee Avenue

GROUND FLOOR



CAFE
STORAGE ROOM
AREA: 325 SF

RETAIL
STORAGE ROOM
AREA: 725 SF

LOWER LEVEL







FOR MORE INFORMATION, PLEASE CONTACT

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