



UP TO 8,292 SQUARE FEET (DIVISIBLE) AVAILABLE

FREESTANDING BUILDING
4314 S KEDZIE AVE, CHICAGO, IL
FOR LEASE



CONTACT: STEVEN BAER sbaer@metrocre.com 847.412.9898

PROPERTY HIGHLIGHTS

- 8,292 SF (Divisible) Available for Lease
- Heavy Traffic on Kedzie Ave w/ 18,111 VPD
- On-Site Parking Available
- Ward #14, Alderman Edward M. Burke
- Zoning: B3-2

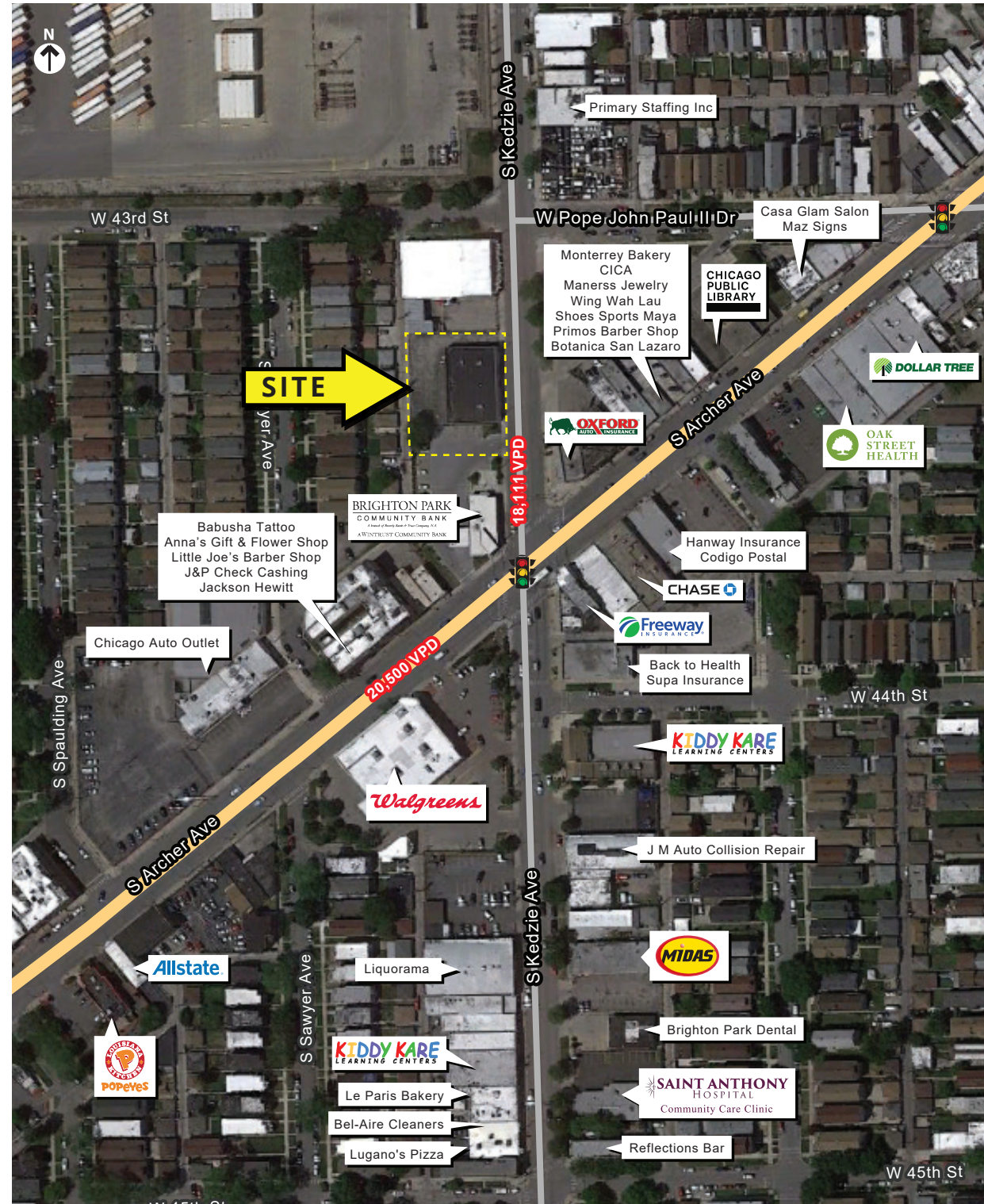
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	45,003	365,782	884,486
DAYTIME POPULATION	27,286	216,121	571,117
HOUSEHOLDS	12,610	102,515	286,820
AVG HH INCOME	\$61,941	\$59,687	\$63,547

TRAFFIC COUNTS

ARCHER AVE	20,500 VPD
KEDZIE AVE	18,111 VPD

AREA TENANTS INCLUDE



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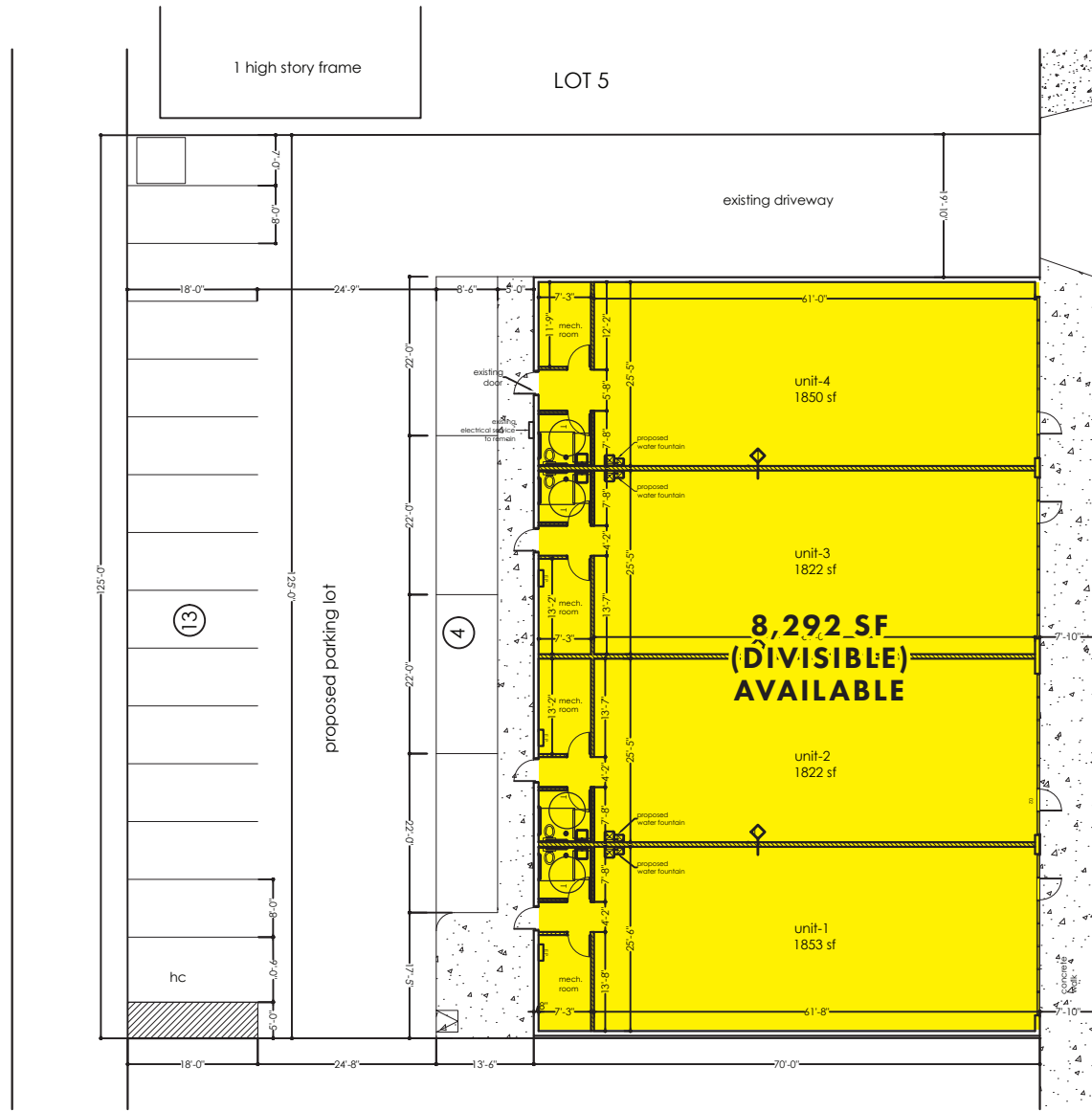
56 Skokie Valley Road
 Highland Park, Illinois 60035
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S. KEDZIE AVE.

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