



AVAILABLE
ANIMAL HOSPITAL

1,728 SF 2ND GEN MEDICAL SPACE WITH PARKING

MEDICAL SPACE AVAILABLE
516 DEMPSTER ST, EVANSTON, IL
FOR LEASE

METRO
COMMERCIAL REAL ESTATE

CONTACT: HANNAH PERL hperl@metrocre.com 847.849.1026 // JONATHAN HYMAN jhyman@metrocre.com 224.365.8144

PROPERTY HIGHLIGHTS

- 1,728 SF 2nd Gen Medical Space with Parking
- Situated One Block from Dempster CTA Stop (147,158 riders per year)
- Steps from Northwestern University and the Heart of Downtown Evanston

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	36,503	197,778	456,409
DAYTIME POPULATION	30,939	116,842	272,511
HOUSEHOLDS	16,445	80,237	190,454
AVG HH INCOME	\$159,970	\$144,351	\$141,509

TRAFFIC COUNTS

DEMPSTER ST	8,310 VPD
CHICAGO AVE	10,547 VPD

AREA TENANTS INCLUDE

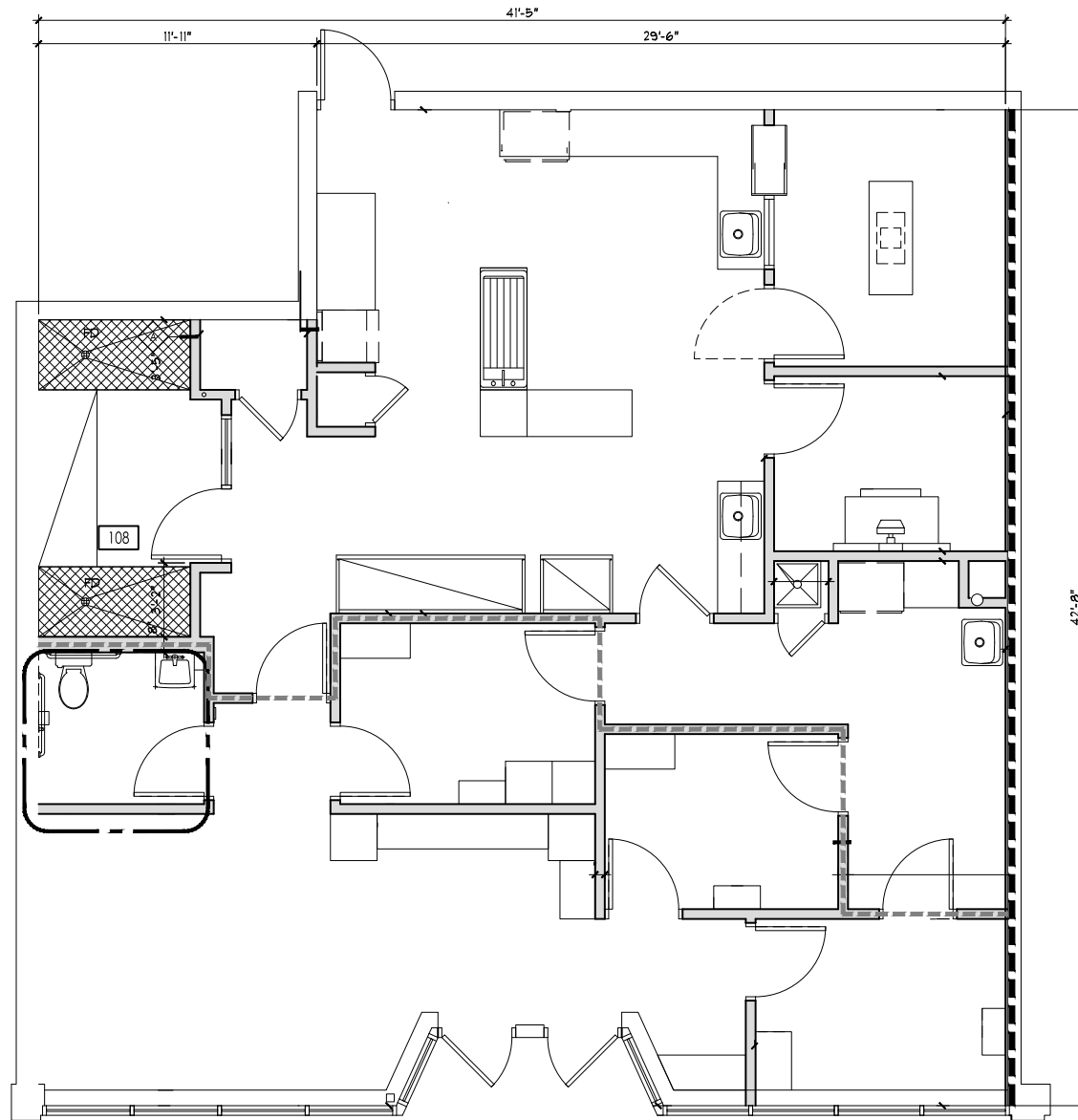
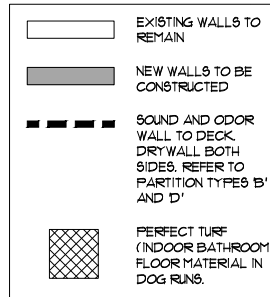
TRADER JOE'S **Jewel-Osco**



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2ND GENERATION MEDICAL SPACE

GLA = 1,728 SF

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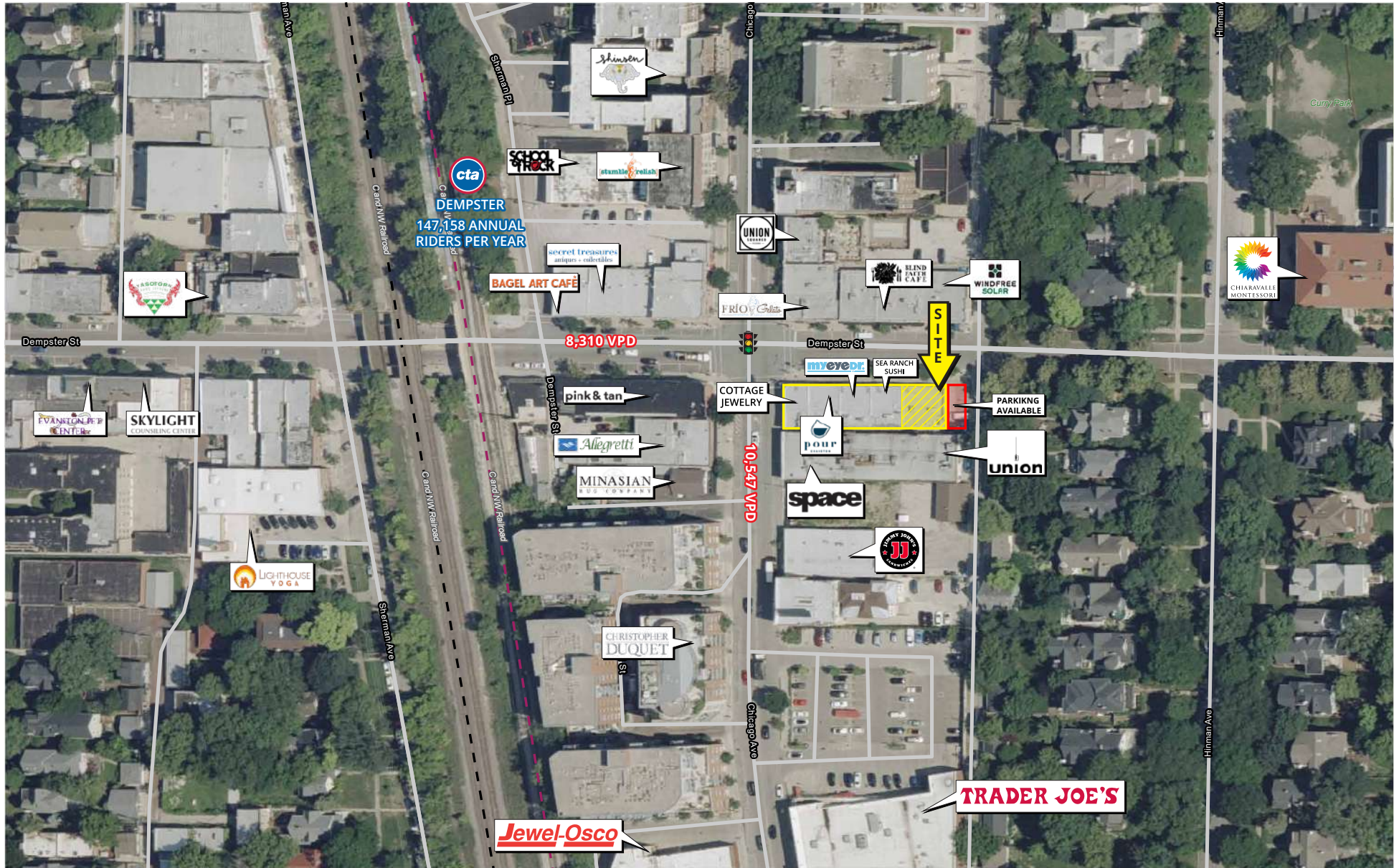


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