

1220 North Wells Chicago, IL 60610

Excellent Restaurant/Retail Opportunity in Chicago's Old Town Neighborhood



PROPERTY FACT SHEET



Aerial Photo of Site Looking South Toward Downtown Chicago



Aerial View of Site

PROPERTY DESCRIPTION & FEATURES

- Up to 11,185 SF (divisible to 3,300 SF) of street level restaurant/retail space available
- Anchored by a national movie theater user occupying 63,000 SF on levels 3 and 4
- Located directly across from the new mixed-use project, The Shops at 1225 N. Wells Street, featuring 34,000 SF of retail space, 250 apartments, and 273 parking spaces - now under construction

AREA RETAILERS



2010 DEMOGRAPHIC PROFILE

	.5 MILE	1 MILE	1.5 MILE
Population	35,427	82,280	130,097
Households	21,390	50,156	77,852
Average Household Income	\$117,279	\$134,657	\$135,468
Daytime Employees	17,703	102,080	332,056

CONTACT

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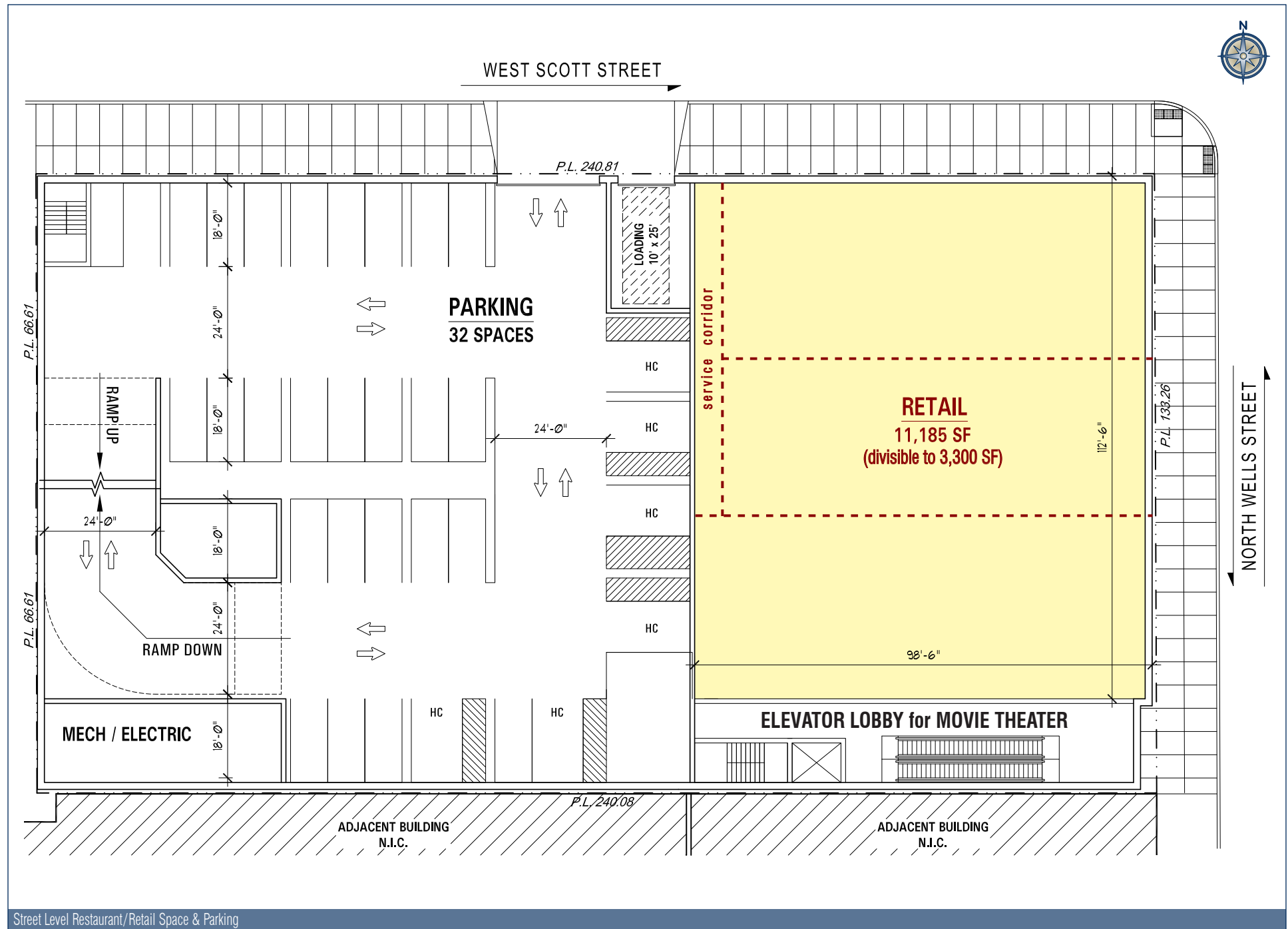
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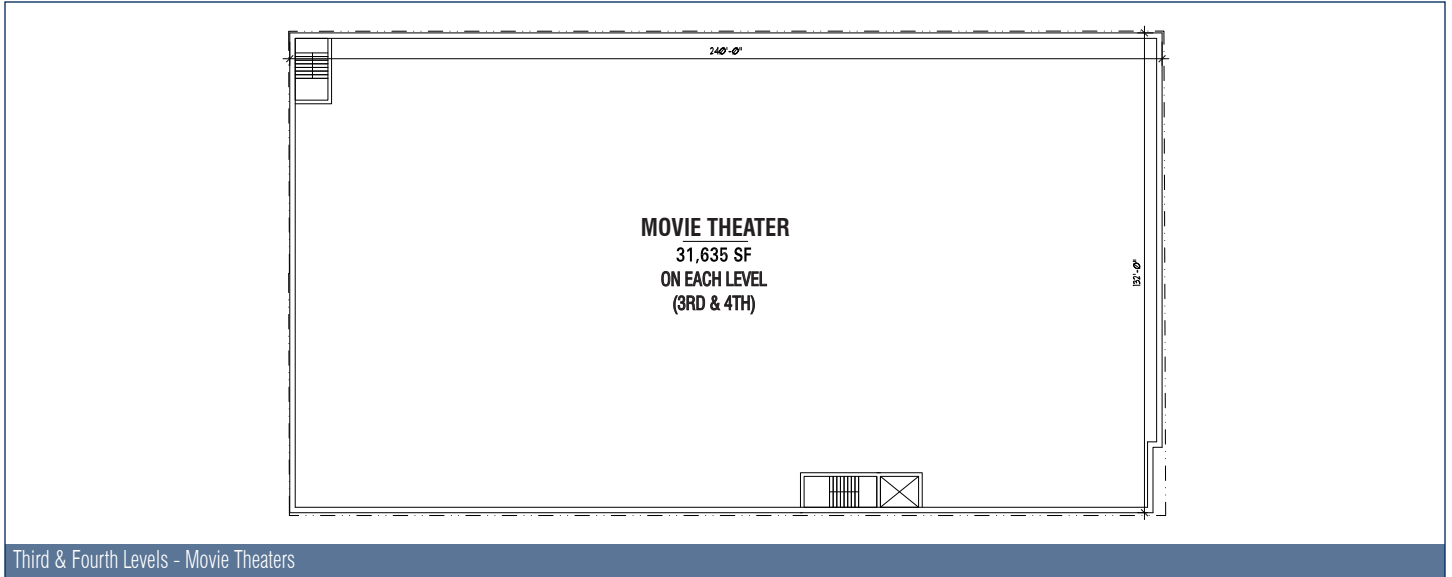
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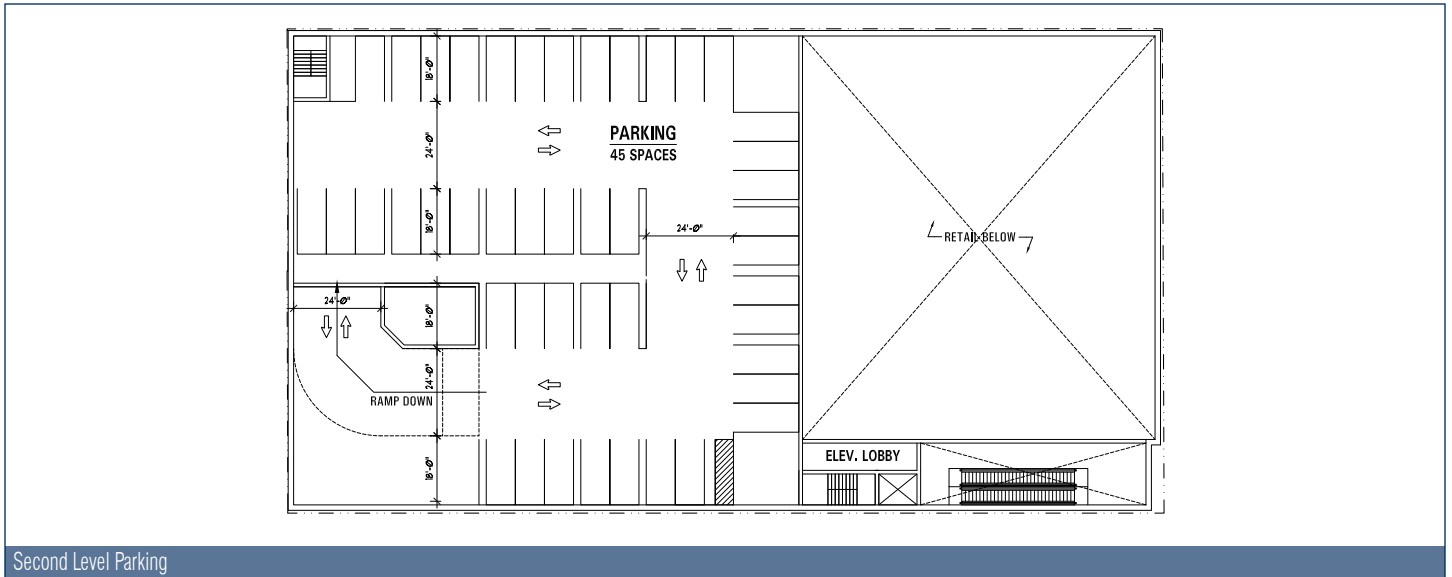


FLOOR PLANS - STREET LEVEL

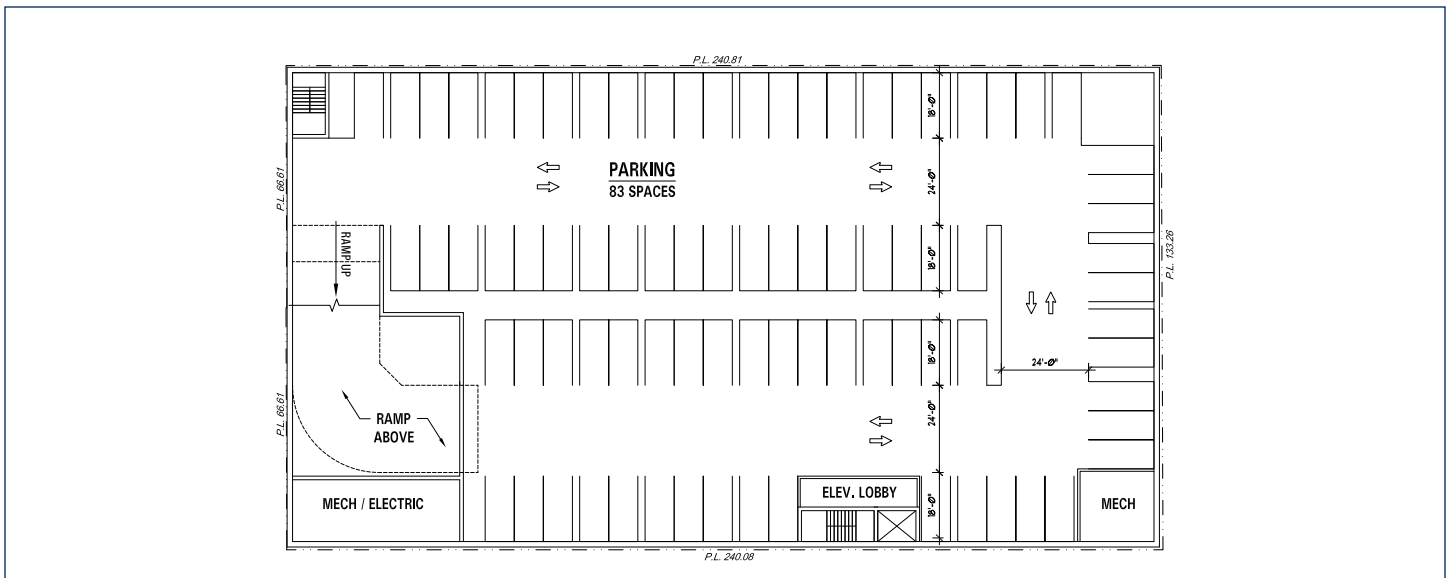




Third & Fourth Levels - Movie Theaters



Second Level Parking



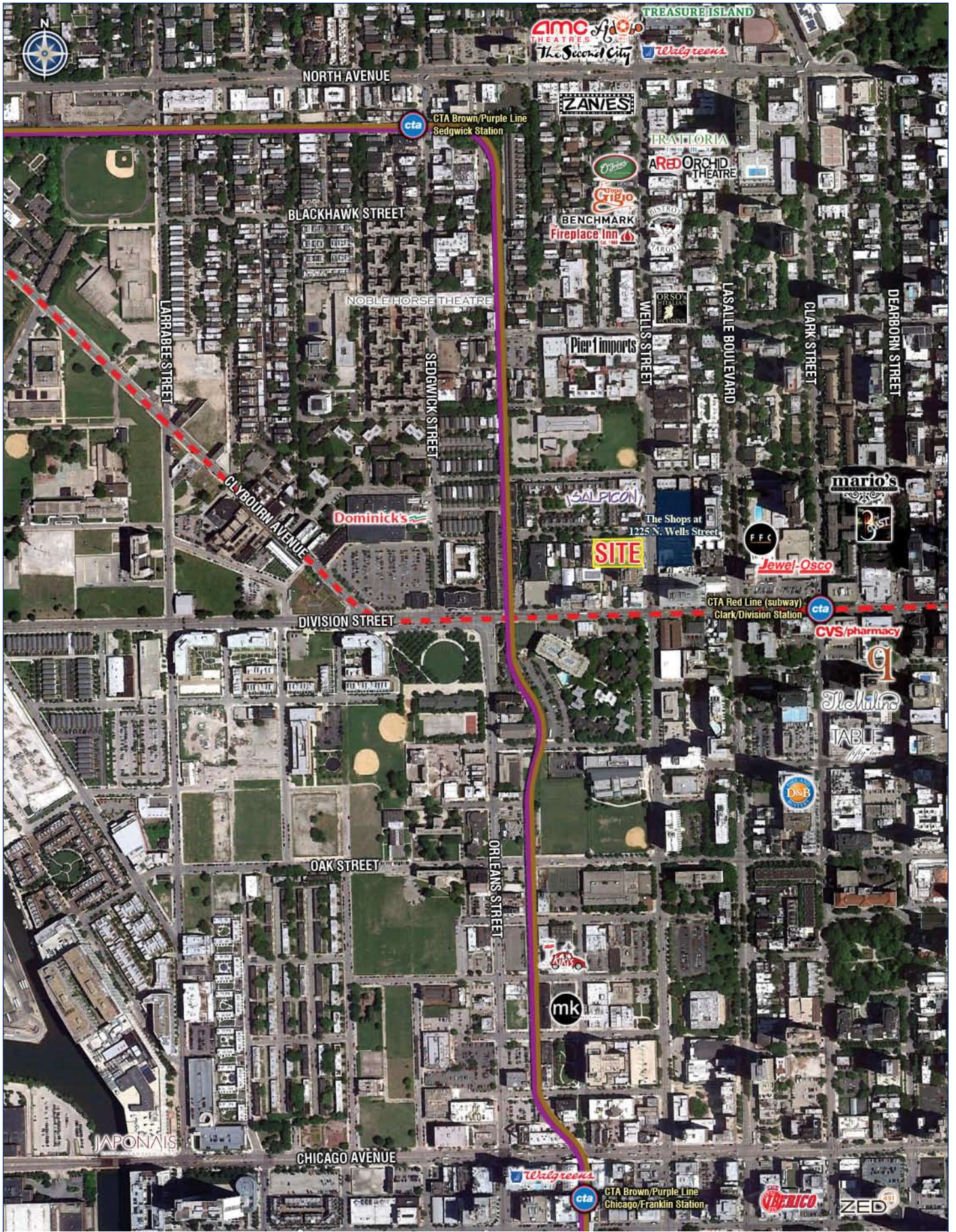
Lower Level Parking

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RETAILER AERIAL

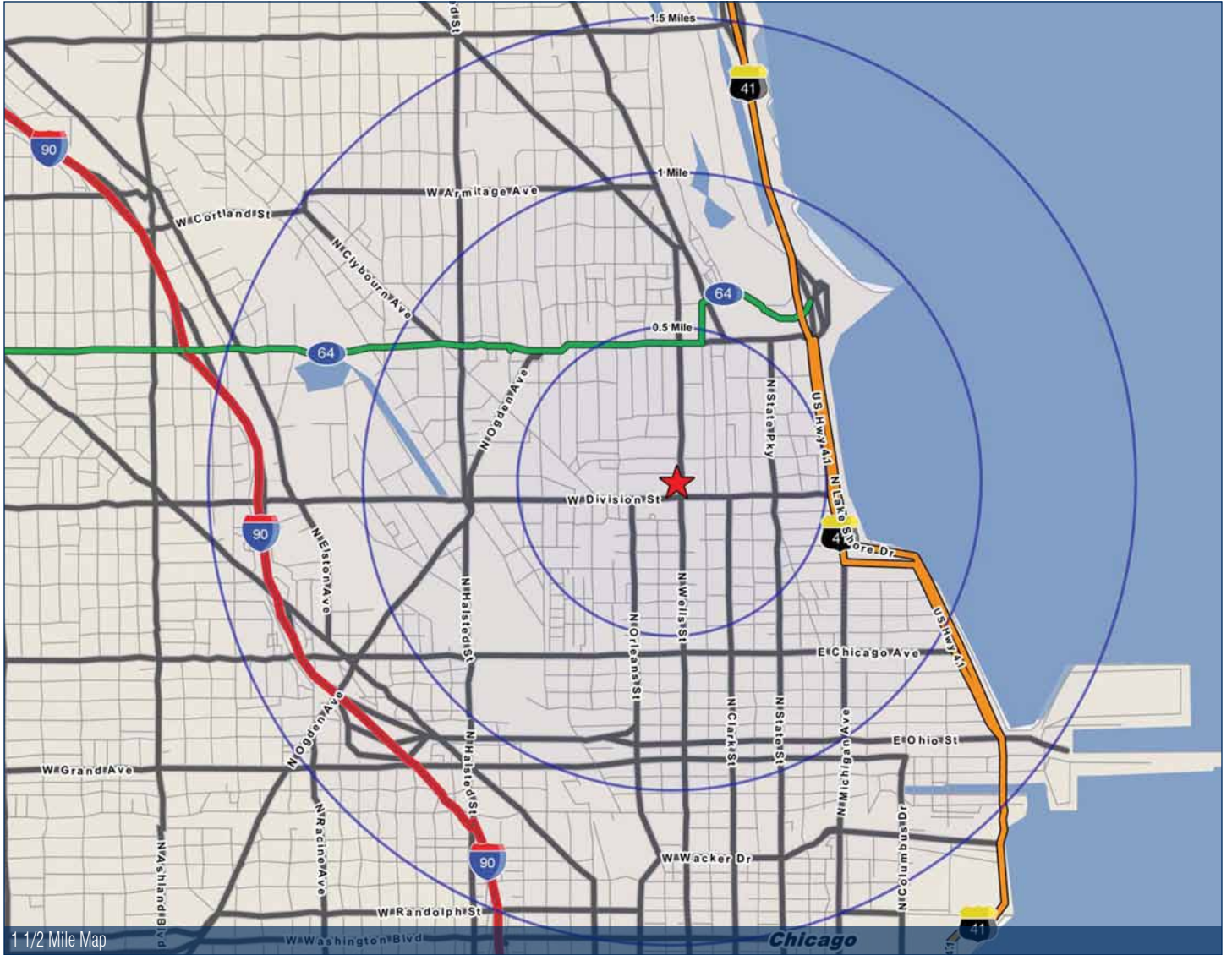


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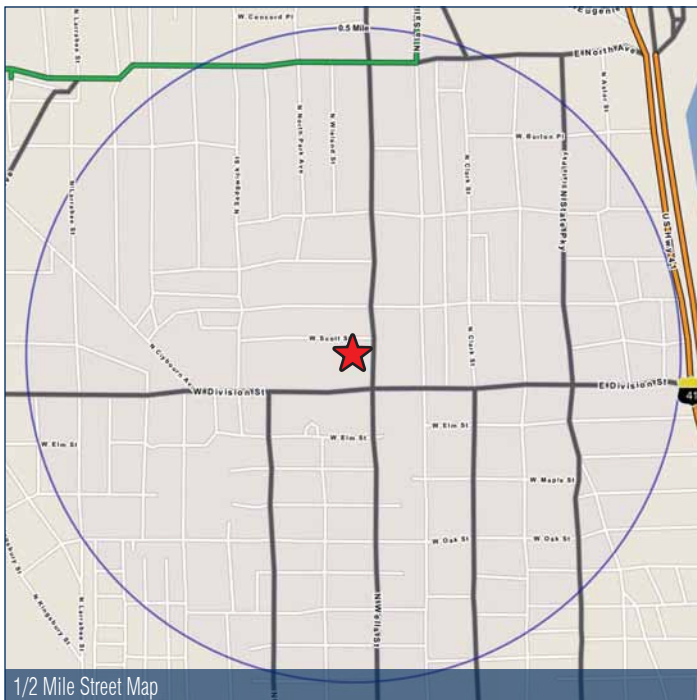
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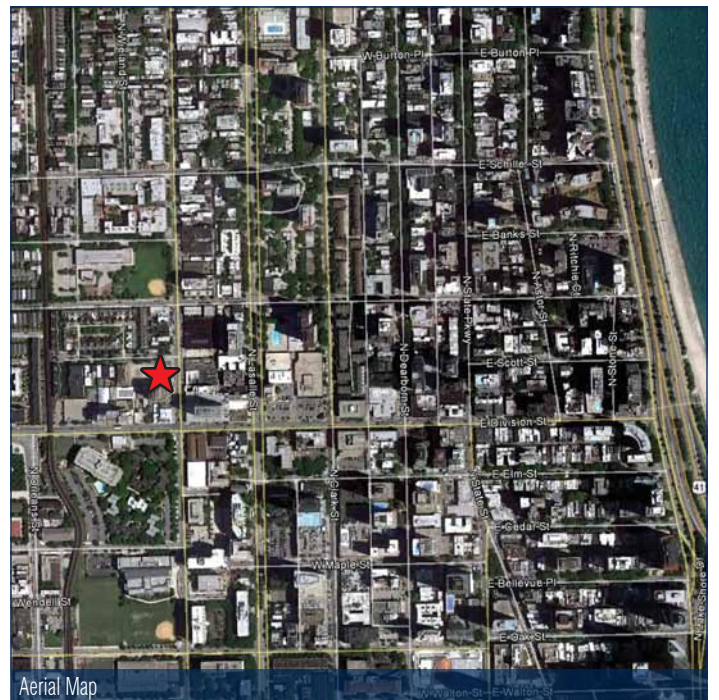
LOCATION STUDY



1 1/2 Mile Map



1/2 Mile Street Map



Aerial Map

FULL PROFILE

1990 - 2000 Census, 2010 Estimates with 2015 Projections
 Calculated using Proportional Block Groups



Lat/Lon: 41.90466/-87.63515

1220 N. Wells St.		0.5 Mile	1 Mile	1.5 Miles
Chicago, IL				
POPULATION	2010 Estimated Population	35,427	82,280	130,097
	2015 Projected Population	47,309	110,118	173,140
	2000 Census Population	34,248	74,537	112,921
	1990 Census Population	31,221	68,300	98,884
	Historical Annual Growth 1990 to 2010	0.7%	1.0%	1.6%
	Projected Annual Growth 2010 to 2015	6.7%	6.8%	6.6%
HOUSEHOLDS	2010 Est. Households	21,390	50,156	77,852
	2015 Proj. Households	30,069	68,940	106,261
	2000 Census Households	20,914	45,415	67,451
	1990 Census Households	17,962	40,178	56,721
	Historical Annual Growth 1990 to 2010	1.0%	1.2%	1.9%
	Projected Annual Growth 2010 to 2015	8.1%	7.5%	7.3%
AGE	2010 Est. Population 0 to 9 Years	9.5%	8.7%	8.4%
	2010 Est. Population 10 to 19 Years	8.3%	7.4%	7.3%
	2010 Est. Population 20 to 29 Years	18.5%	18.4%	19.4%
	2010 Est. Population 30 to 44 Years	25.1%	26.2%	27.4%
	2010 Est. Population 45 to 59 Years	21.9%	22.3%	21.9%
	2010 Est. Population 60 to 74 Years	11.7%	12.2%	11.3%
	2010 Est. Population 75 Years Plus	4.9%	4.9%	4.4%
	2010 Est. Median Age	36.1	37.3	36.5
MARITAL STATUS & SEX	2010 Est. Male Population	46.3%	47.6%	48.7%
	2010 Est. Female Population	53.7%	52.4%	51.3%
	2010 Est. Never Married	52.2%	48.3%	47.9%
	2010 Est. Now Married	26.2%	31.5%	33.3%
	2010 Est. Separated or Divorced	16.9%	15.8%	15.1%
	2010 Est. Widowed	4.7%	4.4%	3.8%
INCOME	2010 Est. HH Income \$200,000 or More	13.9%	16.7%	16.5%
	2010 Est. HH Income \$150,000 to \$199,999	8.4%	9.9%	10.8%
	2010 Est. HH Income \$100,000 to \$149,999	13.9%	15.5%	17.1%
	2010 Est. HH Income \$75,000 to \$99,999	9.3%	10.4%	10.6%
	2010 Est. HH Income \$50,000 to \$74,999	14.8%	13.7%	13.7%
	2010 Est. HH Income \$35,000 to \$49,999	9.9%	9.6%	9.7%
	2010 Est. HH Income \$25,000 to \$34,999	6.5%	6.0%	5.7%
	2010 Est. HH Income \$15,000 to \$24,999	7.9%	6.2%	5.6%
	2010 Est. HH Income \$0 to \$14,999	15.3%	11.9%	10.2%
	2010 Est. Average Household Income	\$117,279	\$134,657	\$135,468
	2010 Est. Median HH Income	\$71,100	\$85,667	\$90,383
	2010 Est. Per Capita Income	\$72,199	\$83,125	\$82,176
2010 Est. Number of Businesses	1,605	7,394	18,383	
2010 Est. Total Number of Employees	17,703	102,080	332,056	

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FULL PROFILE

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1220 N. Wells St.		0.5 Mile	1 Mile	1.5 Miles
Chicago, IL				
RACE	2010 Est. White Population	71.7%	75.6%	77.6%
	2010 Est. Black Population	22.7%	18.2%	15.4%
	2010 Est. Asian & Pacific Islander	4.9%	5.6%	6.2%
	2010 Est. American Indian & Alaska Native	0.2%	0.2%	0.3%
	2010 Est. Other Races Population	0.4%	0.4%	0.5%
HISPANIC	2010 Est. Hispanic Population	3,091	7,253	14,193
	2010 Est. Hispanic Population Percent	8.7%	8.8%	10.9%
	2015 Proj. Hispanic Population Percent	11.7%	11.9%	13.6%
	2000 Hispanic Population Percent			
EDUCATION (Adults 25 or Older)	2010 Est. Adult Population (25 Years or Older)	26,208	62,761	99,492
	2010 Est. Elementary (0 to 8)	2.6%	2.2%	2.5%
	2010 Est. Some High School (9 to 11)	4.7%	3.6%	3.1%
	2010 Est. High School Graduate (12)	11.3%	9.4%	9.0%
	2010 Est. Some College (13 to 16)	13.1%	12.5%	11.9%
	2010 Est. Associate Degree Only	4.1%	3.7%	3.9%
	2010 Est. Bachelor Degree Only	35.7%	36.5%	37.0%
	2010 Est. Graduate Degree	28.6%	32.2%	32.6%
HOUSING	2010 Est. Total Housing Units	24,812	58,581	92,062
	2010 Est. Owner Occupied Percent	37.8%	40.1%	40.1%
	2010 Est. Renter Occupied Percent	48.4%	45.5%	44.5%
	2010 Est. Vacant Housing Percent	13.8%	14.4%	15.4%
HOMES BUILT BY YEAR	2000 Homes Built 1999 to 2000	1.9%	2.2%	2.5%
	2000 Homes Built 1995 to 1998	6.2%	4.9%	4.9%
	2000 Homes Built 1990 to 1994	3.7%	4.3%	5.8%
	2000 Homes Built 1980 to 1989	11.4%	13.0%	13.4%
	2000 Homes Built 1970 to 1979	20.3%	20.1%	18.3%
	2000 Homes Built 1960 to 1969	19.3%	18.4%	16.2%
	2000 Homes Built 1950 to 1959	11.4%	10.5%	8.9%
	2000 Homes Built Before 1949	25.8%	26.6%	30.0%
HOME VALUES	2000 Home Value \$1,000,000 or More	21.4%	18.0%	15.6%
	2000 Home Value \$500,000 to \$999,999	49.1%	39.0%	37.5%
	2000 Home Value \$400,000 to \$499,999	16.0%	16.0%	15.0%
	2000 Home Value \$300,000 to \$399,999	4.6%	13.4%	14.2%
	2000 Home Value \$200,000 to \$299,999	3.8%	7.1%	8.9%
	2000 Home Value \$150,000 to \$199,999	2.0%	3.9%	4.5%
	2000 Home Value \$100,000 to \$149,999	1.7%	1.3%	3.3%
	2000 Home Value \$50,000 to \$99,999	1.2%	1.3%	1.1%
	2000 Home Value \$25,000 to \$49,999	-	-	-
	2000 Home Value \$0 to \$24,999	-	-	-
	2000 Median Home Value	\$744,614	\$616,964	\$576,551
	2000 Median Rent	\$757	\$862	\$900

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LABOR FORCE	2010 Est. Labor: Population Age 16+	30,441	71,584	113,677
	2010 Est. Civilian Employed	67.8%	69.4%	71.3%
	2010 Est. Civilian Unemployed	6.4%	5.5%	5.1%
	2010 Est. in Armed Forces	-	-	-
	2010 Est. not in Labor Force	25.8%	25.1%	23.6%
	2010 Labor Force: Males	46.0%	47.5%	48.7%
	2010 Labor Force: Females	54.0%	52.5%	51.3%
OCCUPATION	2000 Occupation: Population Age 16+	21,063	47,168	73,811
	2000 Mgmt, Business, & Financial Operations	29.6%	31.5%	31.7%
	2000 Professional & Related	30.3%	31.7%	31.9%
	2000 Service	9.2%	7.4%	6.9%
	2000 Sales and Office	26.6%	25.6%	25.3%
	2000 Farming, Fishing, and Forestry	0.1%	-	-
	2000 Construction, Extraction, & Maintenance	0.9%	1.0%	1.2%
	2000 Production, Transport, & Material Moving	3.3%	2.8%	3.0%
	2000 Percent White Collar Workers	86.5%	88.8%	88.9%
2000 Percent Blue Collar Workers	13.5%	11.2%	11.1%	
TRANSPORTATION TO WORK	2000 Drive to Work Alone	30.4%	32.2%	33.4%
	2000 Drive to Work in Carpool	6.7%	6.4%	6.6%
	2000 Travel to Work by Public Transportation	38.4%	35.8%	35.1%
	2000 Drive to Work on Motorcycle	-	-	-
	2000 Walk or Bicycle to Work	18.8%	19.8%	19.3%
	2000 Other Means	0.5%	0.7%	0.8%
	2000 Work at Home	5.2%	5.1%	4.8%
TRAVEL TIME	2000 Travel to Work in 14 Minutes or Less	24.0%	23.9%	24.0%
	2000 Travel to Work in 15 to 29 Minutes	41.1%	40.7%	40.3%
	2000 Travel to Work in 30 to 59 Minutes	27.1%	26.9%	27.1%
	2000 Travel to Work in 60 Minutes or More	7.9%	8.5%	8.6%
	2000 Average Travel Time to Work	24.0	24.4	24.8
CONSUMER EXPENDITURE	2010 Est. Total Household Expenditure	\$1.66 B	\$4.33 B	\$6.78 B
	2010 Est. Apparel	\$81.0 M	\$211 M	\$331 M
	2010 Est. Contributions & Gifts	\$126 M	\$338 M	\$529 M
	2010 Est. Education & Reading	\$55.2 M	\$146 M	\$230 M
	2010 Est. Entertainment	\$93.6 M	\$245 M	\$383 M
	2010 Est. Food, Beverages & Tobacco	\$253 M	\$652 M	\$1.02 B
	2010 Est. Furnishings & Equipment	\$76.1 M	\$200 M	\$314 M
	2010 Est. Health Care & Insurance	\$115 M	\$296 M	\$463 M
	2010 Est. Household Operations & Shelter & Utilities	\$503 M	\$1.31 B	\$2.05 B
	2010 Est. Miscellaneous Expenses	\$27.3 M	\$70.0 M	\$109 M
	2010 Est. Personal Care	\$24.0 M	\$62.1 M	\$97.2 M
	2010 Est. Transportation	\$310 M	\$804 M	\$1.26 B

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