



# FOR LEASE

## Prime Bucktown Retail / Office Space

2139 N Damen Avenue, Chicago, IL 60647



**Property Details:**

Price: \$21 / SqFt  
Lease Type: NNN  
Extras: \$4.31 / Sq Ft  
Size: 1,500 Sq Ft  
Zoning: B3-2  
Alderman: Waguespack

- Property Highlights:**
- 1,500 Sq Ft retail space in high-visibility location on Damen Ave near Webster w/over 11,900 VPD
  - B3-2 zoning allows for retail, office or restaurant use
  - Features open floor plan with hardwood flooring, 11-ft ceilings, exposed ductwork, premium lighting, separate foayered entrance w/floor-to-ceiling windows, kitchenette, bathroom & storage closet
  - Situated on high-profile retail corridor with heavy foot traffic opposite The Bristol, with Coast Sushi, The Royal Grocer & Co. and Toast within 1 block
  - Conveniently located minutes to downtown / O'Hare, less than 1/2 block from I-90/94 / Kennedy expressway