

# 1500 N. DAMEN AVENUE

WICKER PARK, CHICAGO

 **Newcastle**  
INVESTORS

Wicker Park retail available with parking



KRISTEN L. MARTIN, *Vice President, Retail Leasing*

(312) 252-1418

[kmartin@newcastleinvestors.com](mailto:kmartin@newcastleinvestors.com)

[NEWCASTLEINVESTORS.COM](http://NEWCASTLEINVESTORS.COM)



## PROPERTY FEATURES

- 3,521 SF available at the base of a multifamily building
- Divisible to 1,534 SF
- Up to 55 feet of frontage
- 38 shared surface parking spaces
- Prominent pylon signage
- Visible from Damen CTA 'L' station

## MARKET FEATURES

- Great mix of national, regional and local retailers and restaurants
- Adjacent to the bustling 4-acre Wicker Park, with indoor and outdoor community amenities
- Visible from the Damen CTA station, 2M riders annually
- 18.7K daytime population within 0.5-mile radius
- Join Big Star, Stan's Donuts, UrbanBelly, Violet Hour, and more

## AREA DEMOGRAPHICS

MILES	POPULATION	HOUSEHOLD INCOME
0.25	4,698	\$206,930
0.50	18,182	\$220,239
0.75	42,131	\$200,624
1.00	69,506	\$185,048

# AREA RETAILERS



**URBAN BELLY**



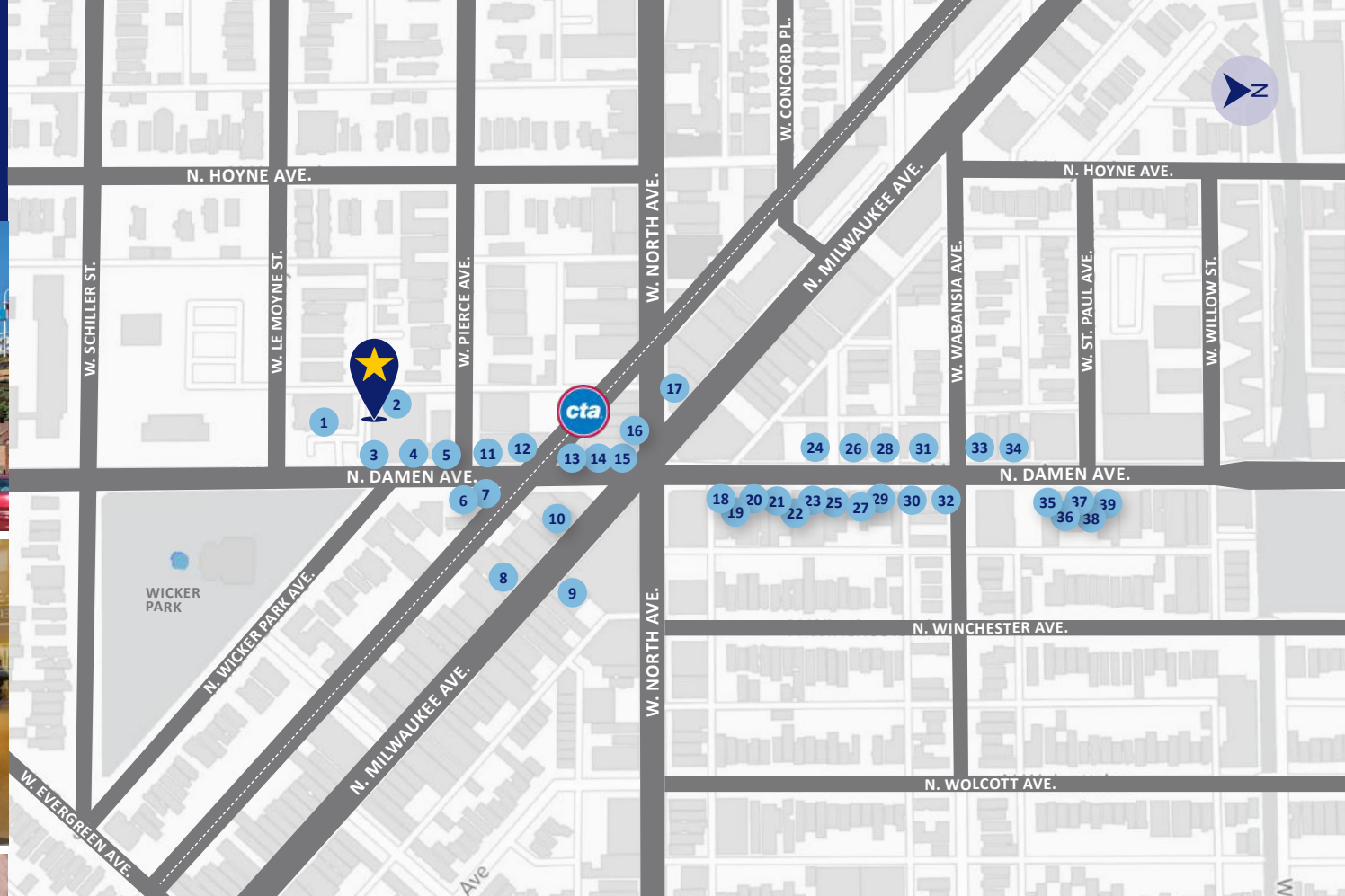
**BLUEMERCURY**



**DIPTYQUE**



**STAN'S DONUTS**



## AREA RETAILER DIRECTORY

- |                           |                              |                   |                            |
|---------------------------|------------------------------|-------------------|----------------------------|
| 1. 7-Eleven               | 11. Urbanbelly               | 21. Potbelly      | 31. MZ Wallace             |
| 2. Lou Malnati's Pizzeria | 12. La Colombe               | 22. Lululemon     | 32. Credo Clean Beauty     |
| 3. Midwest Express Clinic | 13. Stan's Donuts & Coffee   | 23. Bond Vet      | 33. Tricycle Chicago Grill |
| 4. The Violet Hour        | 14. Paulie Gee's             | 24. Arc'teryx     | 34. Fjällräven Chicago     |
| 5. Guidepost Montessori   | 15. Starbucks                | 25. Bluemercury   | 35. Oak + Fort             |
| 6. Big Star               | 16. Subterranean             | 26. One Medical   | 36. Stadium Goods          |
| 7. Dove's Luncheonette    | 17. The Robey                | 27. Scotch & Soda | 37. Journelle              |
| 8. Levi's                 | 18. Warby Parker             | 28. Marine Layer  | 38. LUSH                   |
| 9. Burton                 | 19. Dimo's Pizza Wicker Park | 29. Diptyque      | 39. Club Monaco            |
| 10. YETI                  | 20. Shinola                  | 30. Aesop         |                            |

**1500 N. DAMEN AVENUE** Wicker Park, Chicago



W. LEMOYNE ST.

W. PIERCE AVE.

3,521 SF AVAILABLE

1500 N. DAMEN AVE.  
Wicker Park, Chicago

7 ELEVEN WICKED NAILS

**SURFACE PARKING**



N. DAMEN AVE.

N. DAMEN AVE.



W. NORTH AVE.

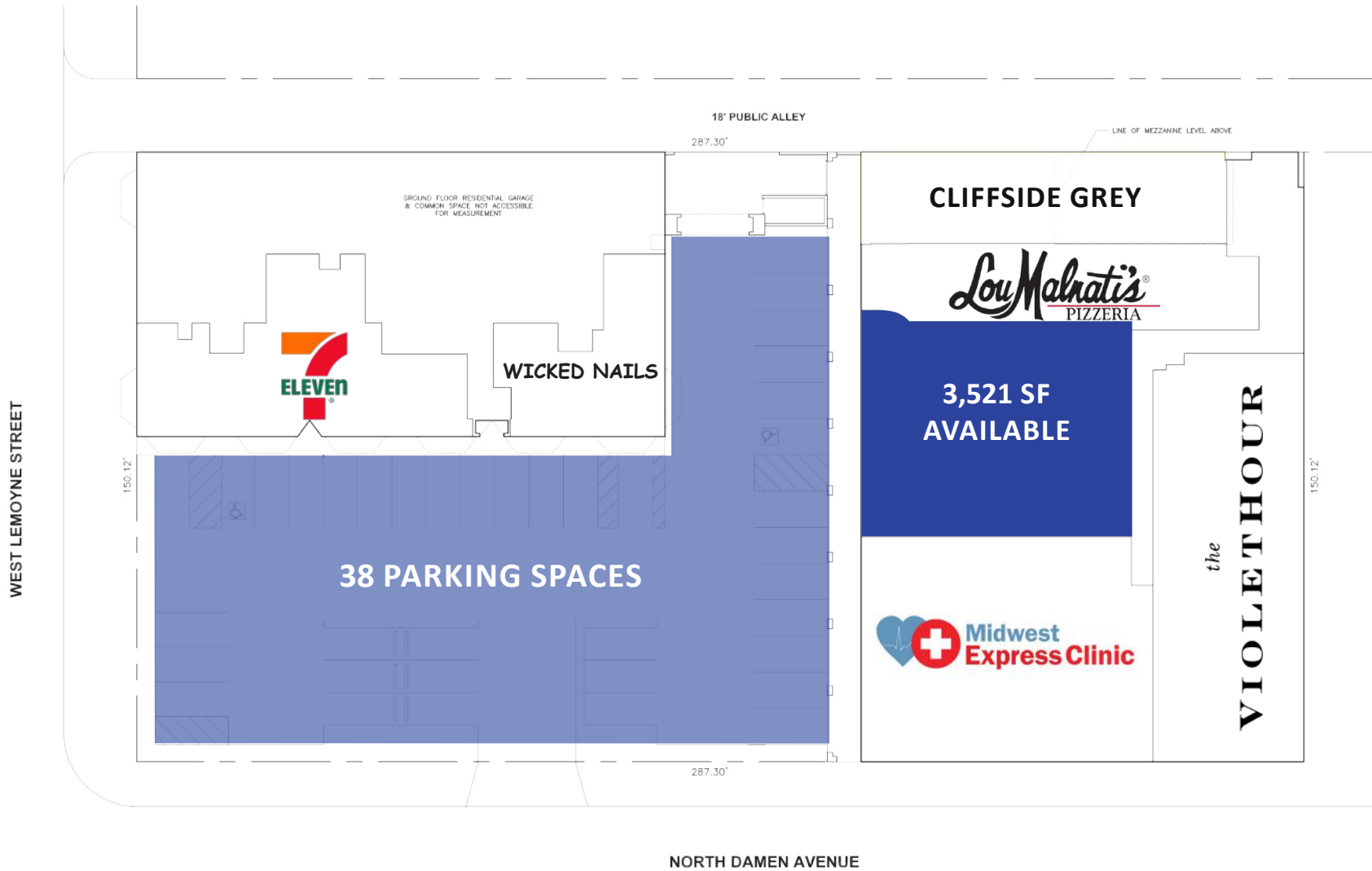


N. MILWAUKEE AVE.

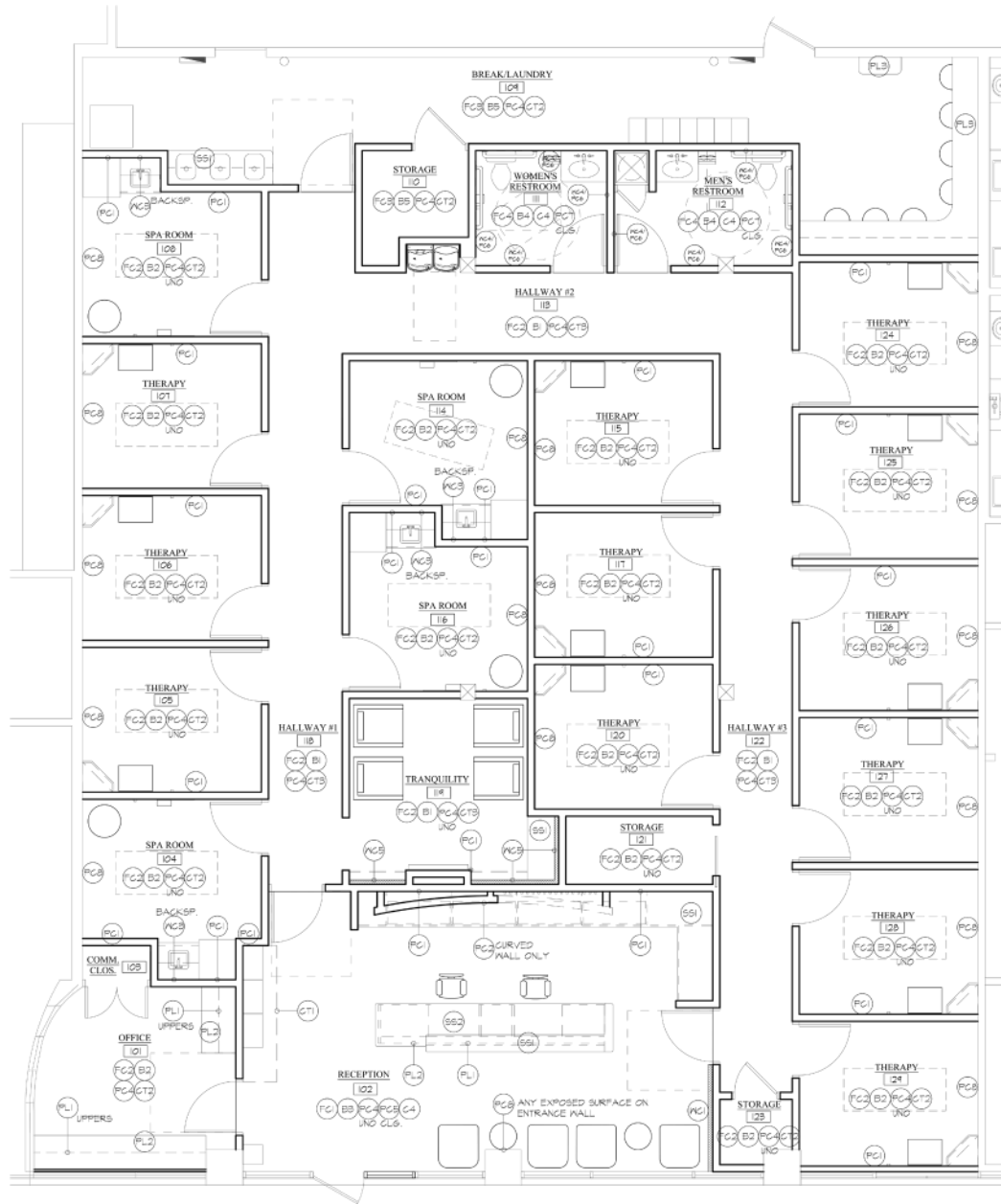


AERIAL DETAIL

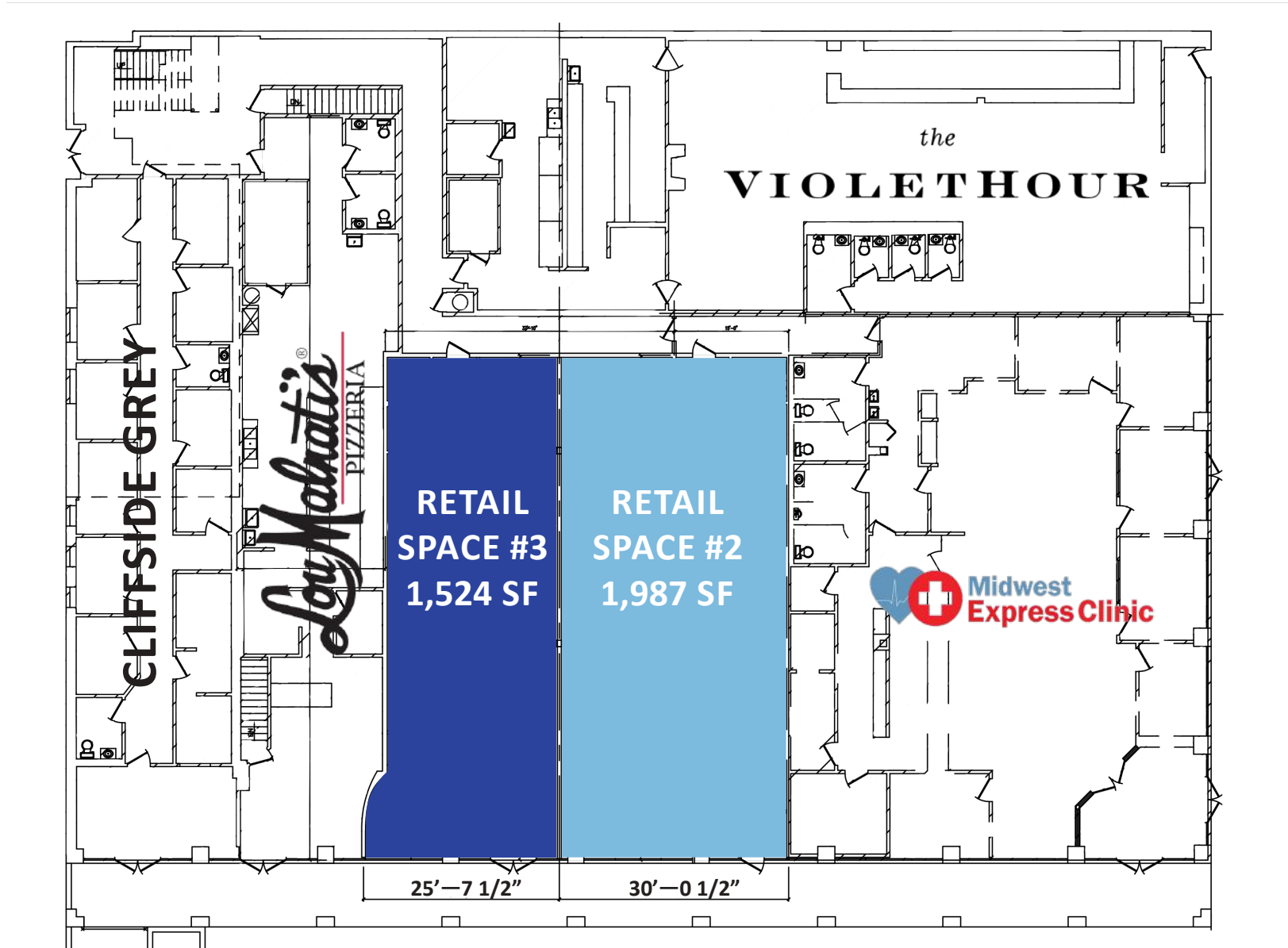
# SITE PLAN



# EXISTING CONDITIONS



# DEMISING PLAN



## ABOUT NEWCASTLE RETAIL

**16**

**WALKABLE**  
Neighborhoods

**60+**

**WELL-CAPITALIZED**  
Properties

**600K+**

**SQUARE FEET**  
of Prime Retail Space

**160+**

**NOTABLE**  
Retail Tenants

## FOR MORE INFORMATION

### **KRISTEN L. MARTIN**

Vice President, Retail Leasing

(312) 252-1418

[kmartin@newcastleinvestors.com](mailto:kmartin@newcastleinvestors.com)

### **SAM HERGOTT**

Vice President, Retail Leasing

(312) 252-1452

[shergott@newcastleinvestors.com](mailto:shergott@newcastleinvestors.com)

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