

## RETAIL FOR LEASE

# 3411-3419 DEMPSTER ST - DEER PLAZA, SKOKIE

3411-3419 W Dempster St., Skokie, IL 60076



### OFFERING SUMMARY

|                       |                   |
|-----------------------|-------------------|
| <b>AVAILABLE SF:</b>  | 1,100 - 2,200 rsf |
| <b>LEASE RATE:</b>    | N/A               |
| <b>ZONING:</b>        | Retail/Office     |
| <b>BUILDING SIZE:</b> | 5,500 SF          |
| <b>LOT SIZE:</b>      | 0.22 Acres        |

### PROPERTY OVERVIEW

Retail Space Available on Busy Dempster St.  
Great Visibility - High Traffic Count  
Corner of Trumbull & Dempster  
Near Evanston & Skokie Border  
Across From CVS  
63 Parking Spaces

### PROPERTY HIGHLIGHTS

- Suite 3415: 1,100 rsf - Open Area approx. 14'x 46' w/ Back Office, Restroom
- Suite 3419: 1,100 rsf - 4 New Finished Offices, Front Desk, Sink and Restroom
- Tenants include AOK Gourmet Catering, Eco Hair Salon & Nail Salon
- Ideal for Dentist, Doctor, Food Service, Insurance, Attorney, Retail, Learning Center
- For Showings Call Brian 773-392-3413

**KELLER WILLIAMS CHICAGO-O'HARE**  
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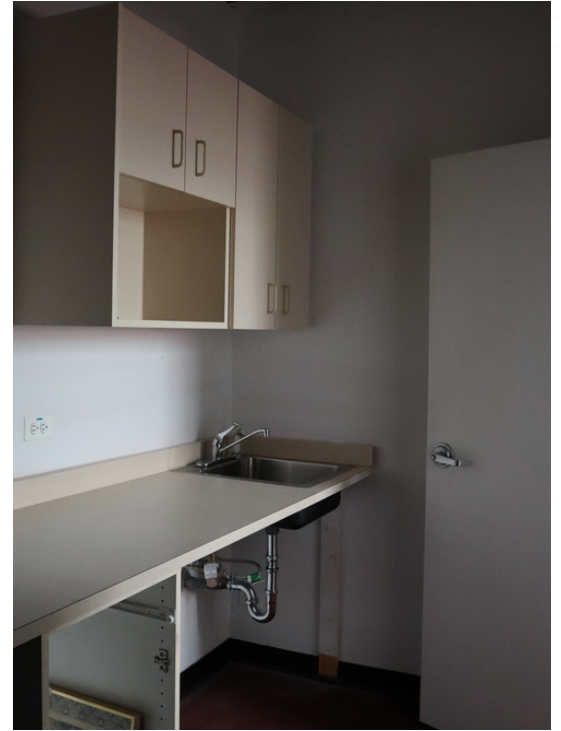
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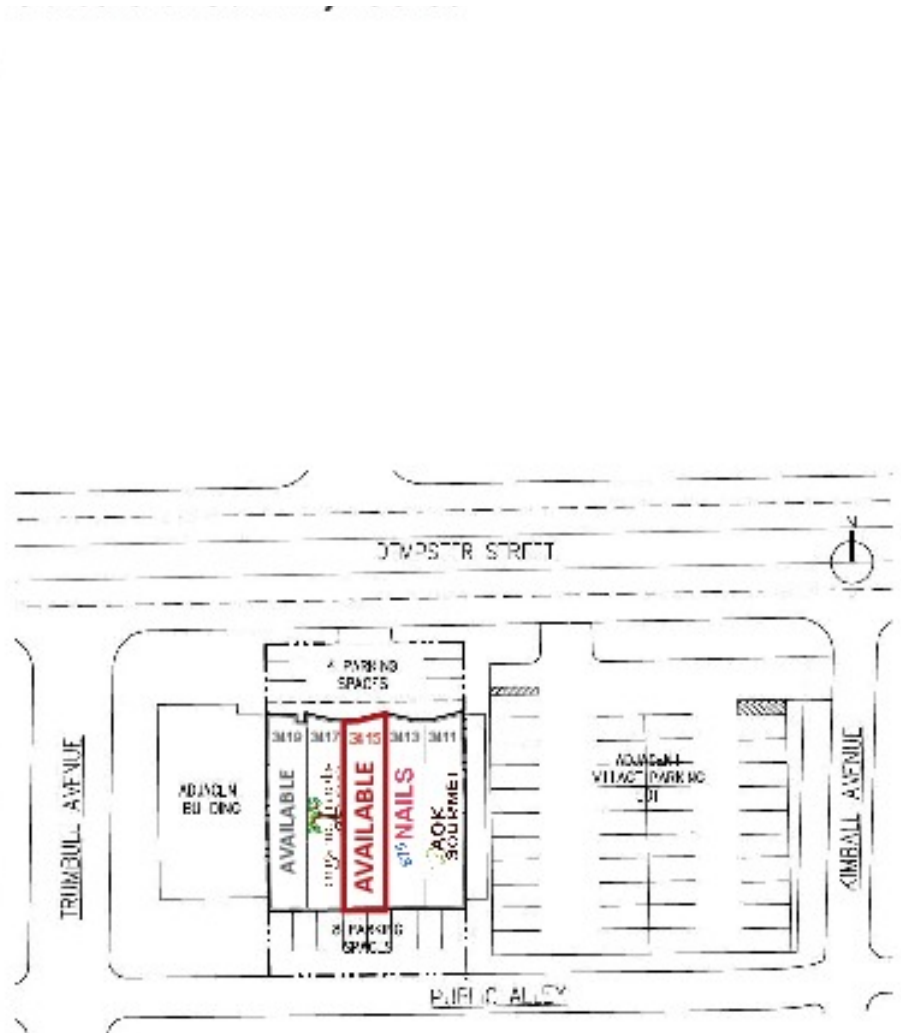
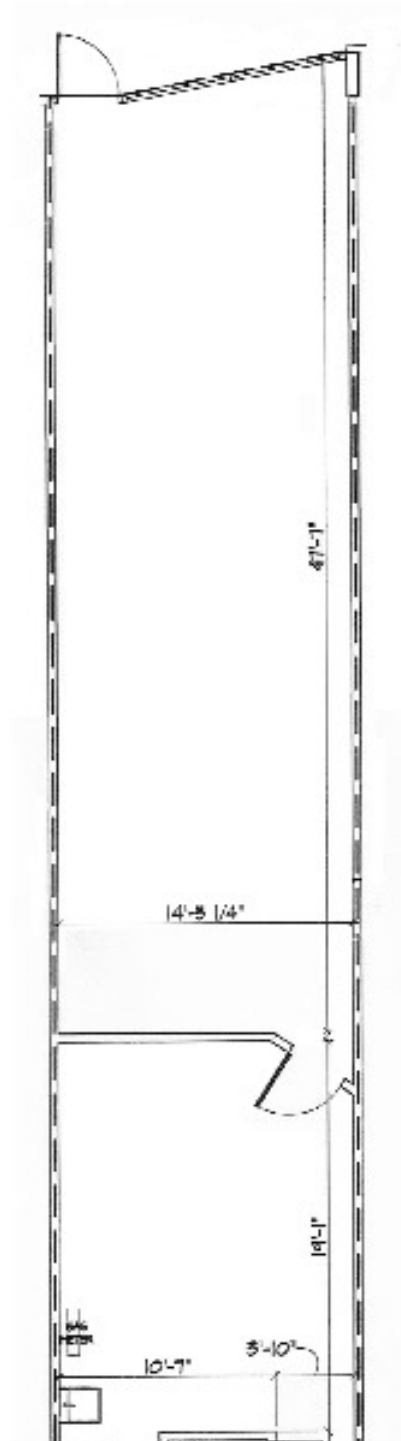
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Floor Plan 3415 W Dempster St., Skokie, IL 60076



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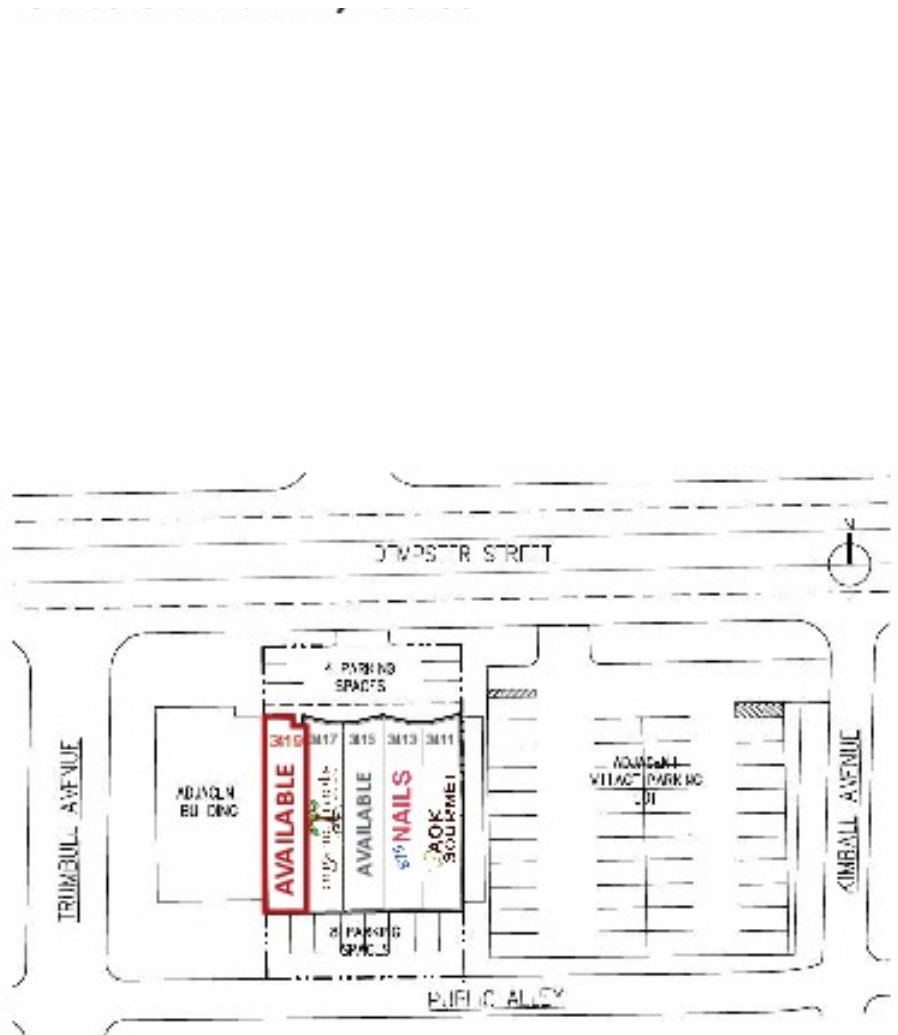
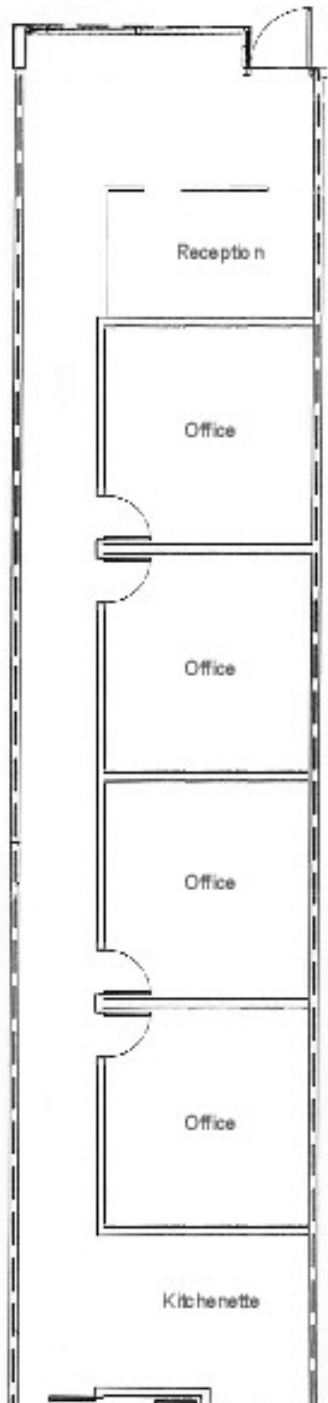
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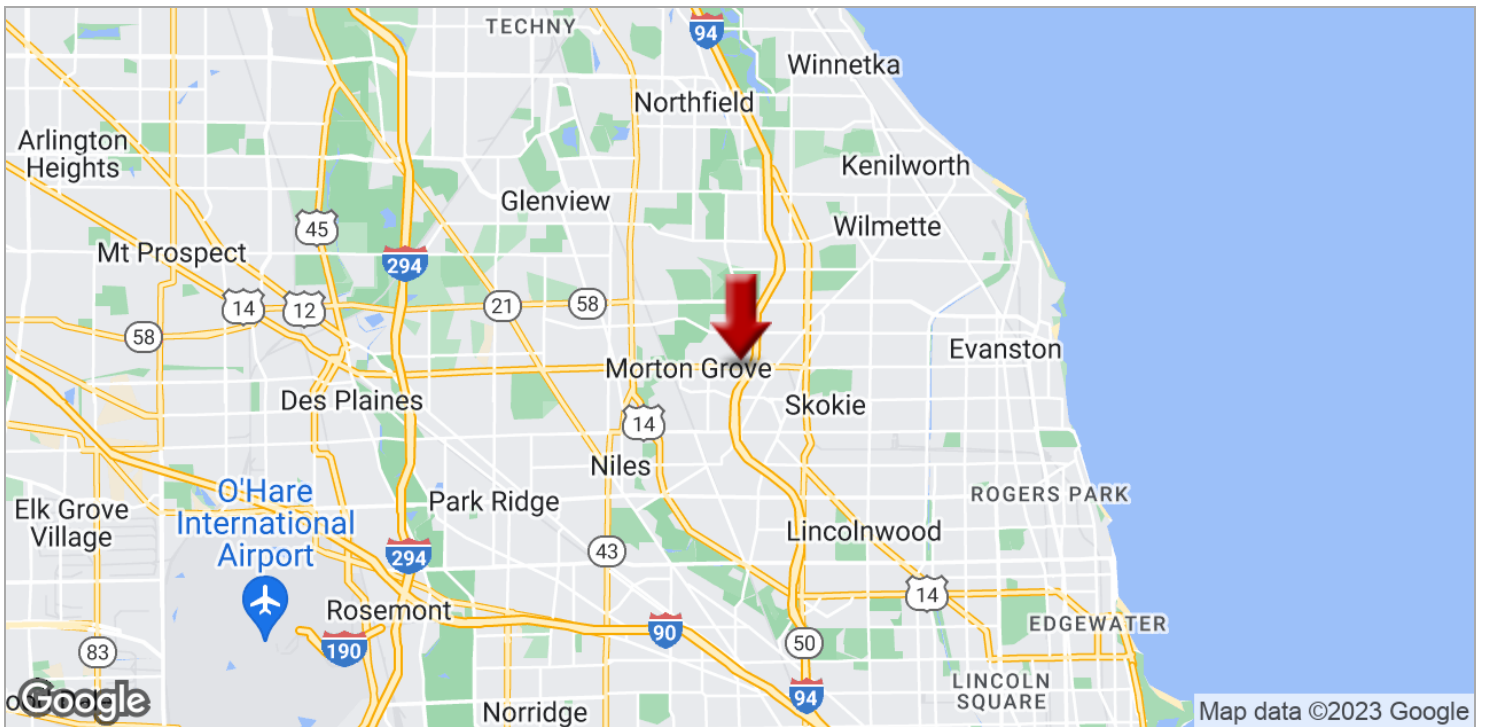
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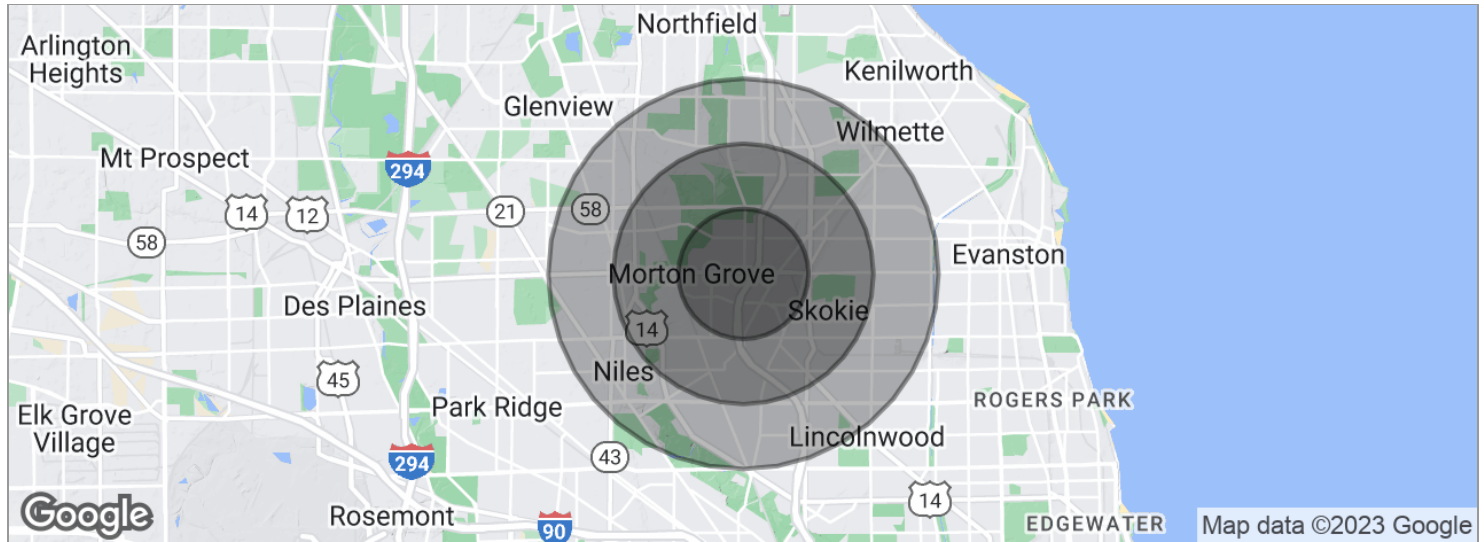
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| POPULATION          | 1 MILE    | 2 MILES   | 3 MILES   |
|---------------------|-----------|-----------|-----------|
| Total population    | 20,138    | 91,934    | 219,309   |
| Median age          | 39.9      | 40.2      | 39.4      |
| Median age (male)   | 38.7      | 38.9      | 37.9      |
| Median age (Female) | 39.7      | 40.9      | 40.8      |
| HOUSEHOLDS & INCOME | 1 MILE    | 2 MILES   | 3 MILES   |
| Total households    | 6,547     | 32,501    | 81,341    |
| # of persons per HH | 3.1       | 2.8       | 2.7       |
| Average HH income   | \$111,676 | \$107,972 | \$99,260  |
| Average house value | \$459,805 | \$454,795 | \$456,222 |

\* Demographic data derived from 2020 ACS - US Census

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