

FULL SERVICE PROFITABLE ORGANIC SPA FOR SALE

2753 N ASHLAND AVE, CHICAGO, IL 60614

RETAIL BUSINESS **FOR SALE**

MIKUS KINS

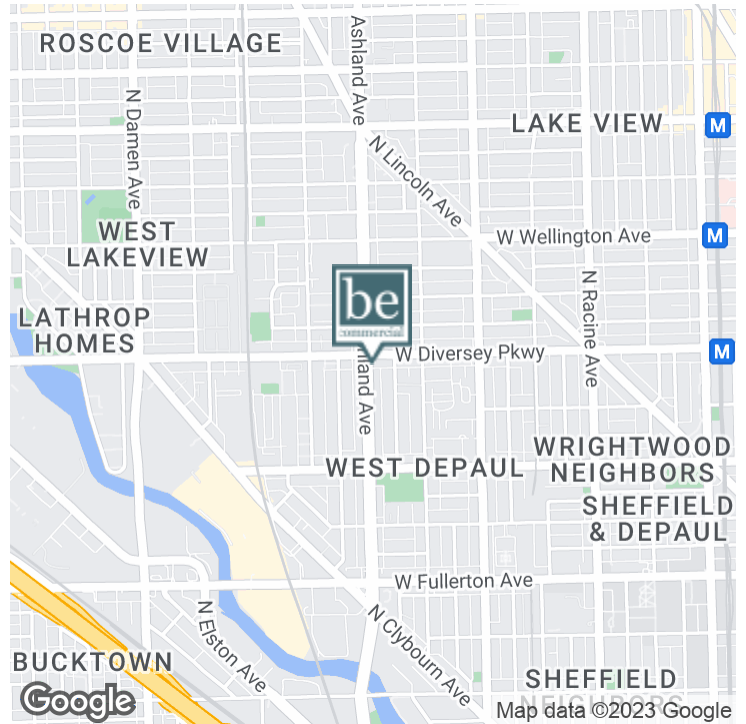
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BE COMMERCIAL

3352 N Sheffield Ave. | Chicago, IL
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OFFERING SUMMARY

Sale Price: \$325,000

Building Size: 1,650 SF

NOI: \$153,632

Zoning: M1-2

PROPERTY OVERVIEW

Are you ready to work for yourself? Do you want to own and run a very profitable business? Not interested in heading downtown to work in an office? Presenting an incredible opportunity to own a very successful turn-key spa with a dedicated book of business. This Organic Spa provides a sanctuary with a modern and environmentally friendly edge. The full-service business offers facials/photofacials, laser vein and hair removal, laser skin rejuvenation, body contouring, infrared aromatherapy body wrap, eyelash extensions, tinc and perm, organic spray tanning, detox foot spa, waxing, makeup and much more. Annual gross sales are around \$300,000, rent is only \$1,360 per month and over \$225,000 in new Spa equipment is included in the price. This includes a 2019 purchased Horizon multifunctional laser system, Viora Reaction contouring and facial machine and a Thermojet Morfologic Infrared Body Slimming Wrap system, along with, 2022 purchases of ENSlim fat burning and muscle building machine, a Mirconedding with RF machine and a Microdermabrasion with Diamond Tip system - plus over \$10,000 in inventory. Located in Lincoln Park surrounded by new luxury residential developments and on a street with over 46,000+ vehicles per day. This is your chance to own a very successful cash flowing business.

- Take home an Annual Salary of \$90,000 Plus Business Profits
- Annual Gross Sales Almost \$300,000 and over \$225,000 in New Equipment

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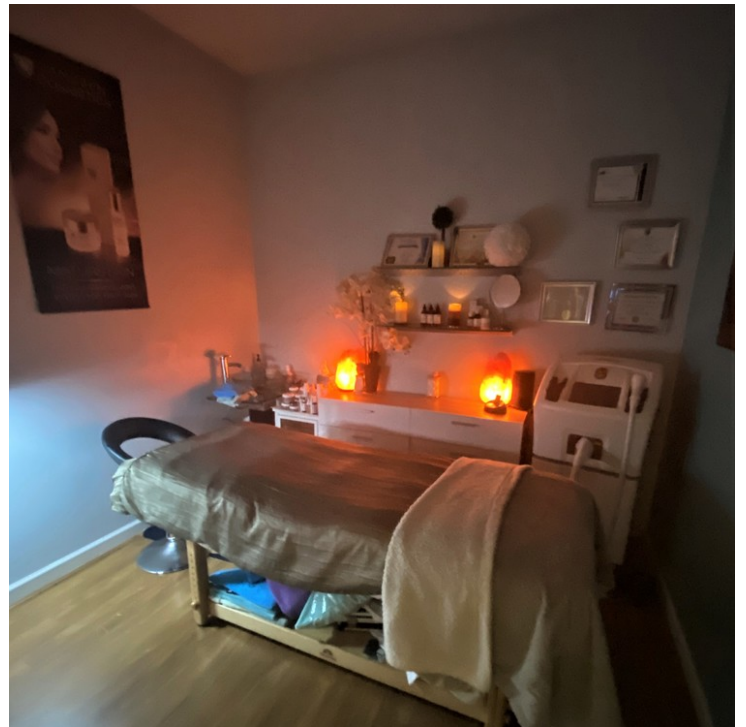
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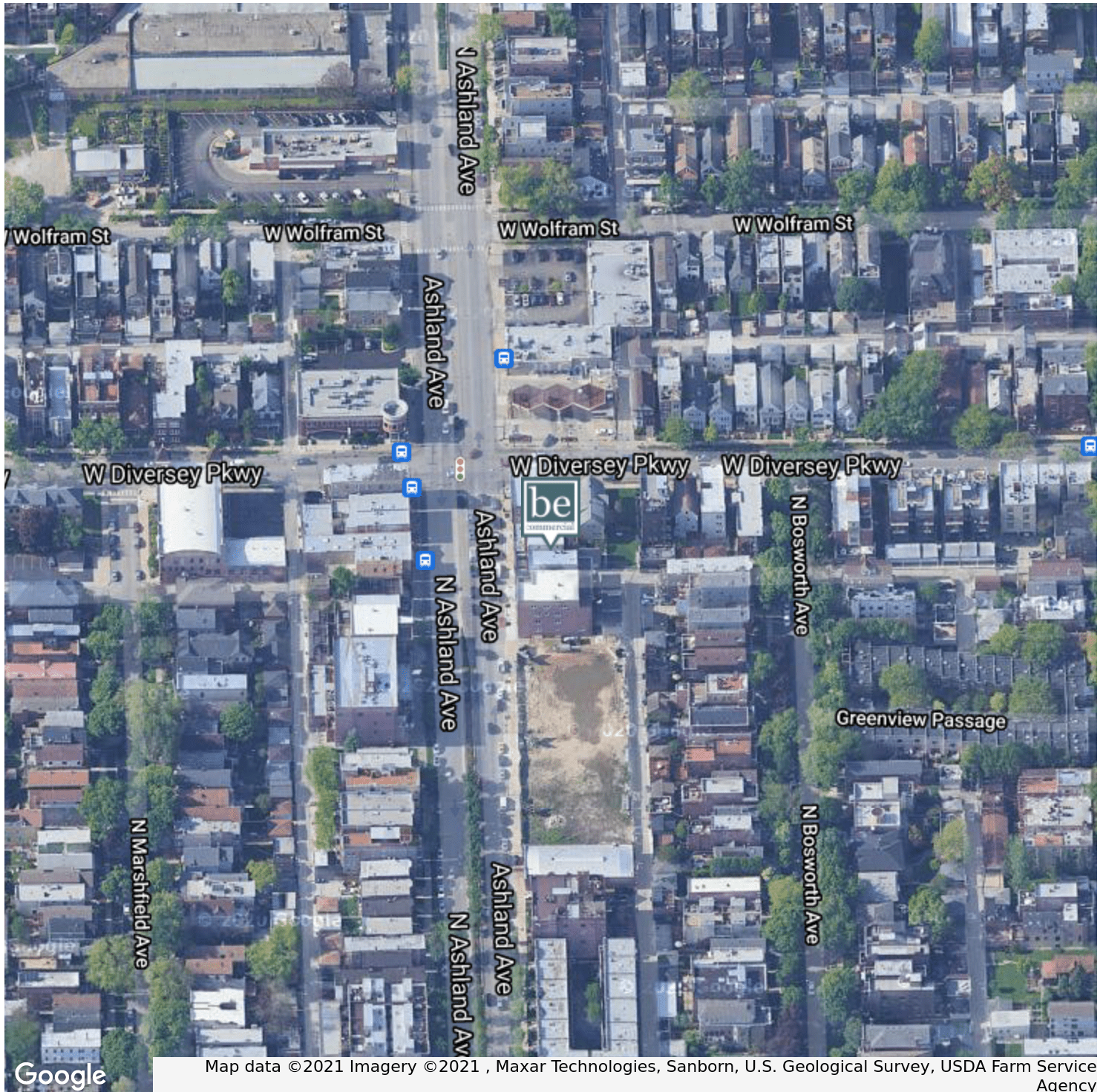
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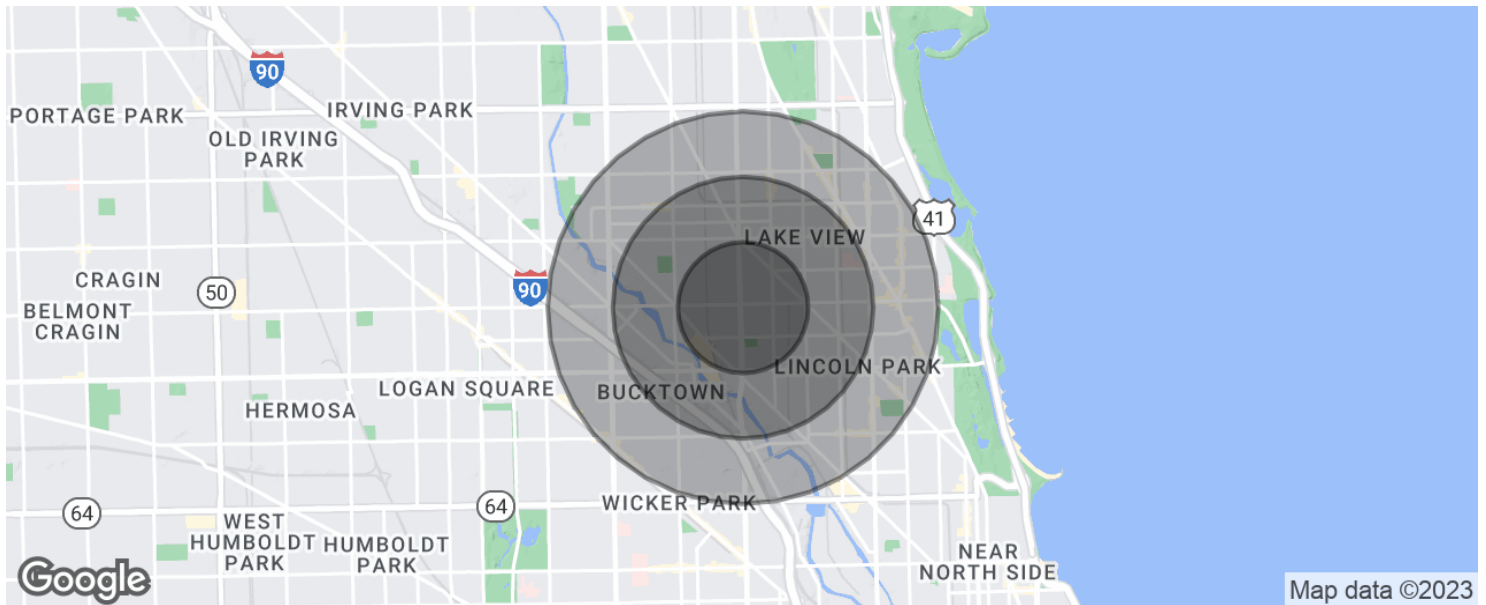
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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total population	14,235	62,084	144,366
Median age	31.5	30.9	30.1
Median age (Male)	31.4	31.2	30.6
Median age (Female)	32.1	30.9	29.6
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total households	6,349	26,910	64,486
# of persons per HH	2.2	2.3	2.2
Average HH income	\$164,474	\$143,200	\$132,095
Average house value	\$668,081	\$651,848	\$651,967

* Demographic data derived from 2020 ACS - US Census

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