

# 10340-56 S. HALSTED ST.

Chicago, IL 60628

5M REAL ESTATE, INC.

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

MARK J. REITER

312.324.3557  
mark.reiter@5mgroup.com



# 10340-10356 S. HALSTED ST.

CHICAGO, IL 60628



## Property Brochure

# FOR LEASE



### EXTERIOR



### HIGHLIGHTS

- Building Size: 12,704 SF
- Lot size: 22,320 SF
- PIN: 25-17-207-047-0000
- 8 units total: 5 occupied, 3 vacant
- Available Spaces: 1,000 SF - 2,204 SF
- 1.0 mile from I-57
- Located on corner of Halsted St., which gives great visibility
- Walking distance from bus and train transportation
- Immediate Move - In

### PROPERTY INFORMATION

Located in Chicago's "Washington Heights" neighborhood. This property has a total of 8 units, with 3 of those units being currently vacant. This property gives a great opportunity for heavy foot/car traffic daily, with excellent visibility being located right on Halsted St. The property has a building size of 12,704 SF, and a lot size of 22,320 SF. Located just 1.0 mile from Interstate 57, along with walking distance from busses and train transportation.

**5M REAL ESTATE, INC.**

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

**MARK J. REITER**

312.324.3557  
mark.reiter@5mgroup.com

10340-10356 S. HALSTED ST.

CHICAGO, IL 60628



Available Spaces

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
10344-46 S. Halsted	Strip Center	\$19.00 SF/yr	Modified Gross	2,916 SF	Negotiable	There is a big open area in the front of the unit, as well as one bath in the back.

5M REAL ESTATE, INC.

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

MARK J. REITER

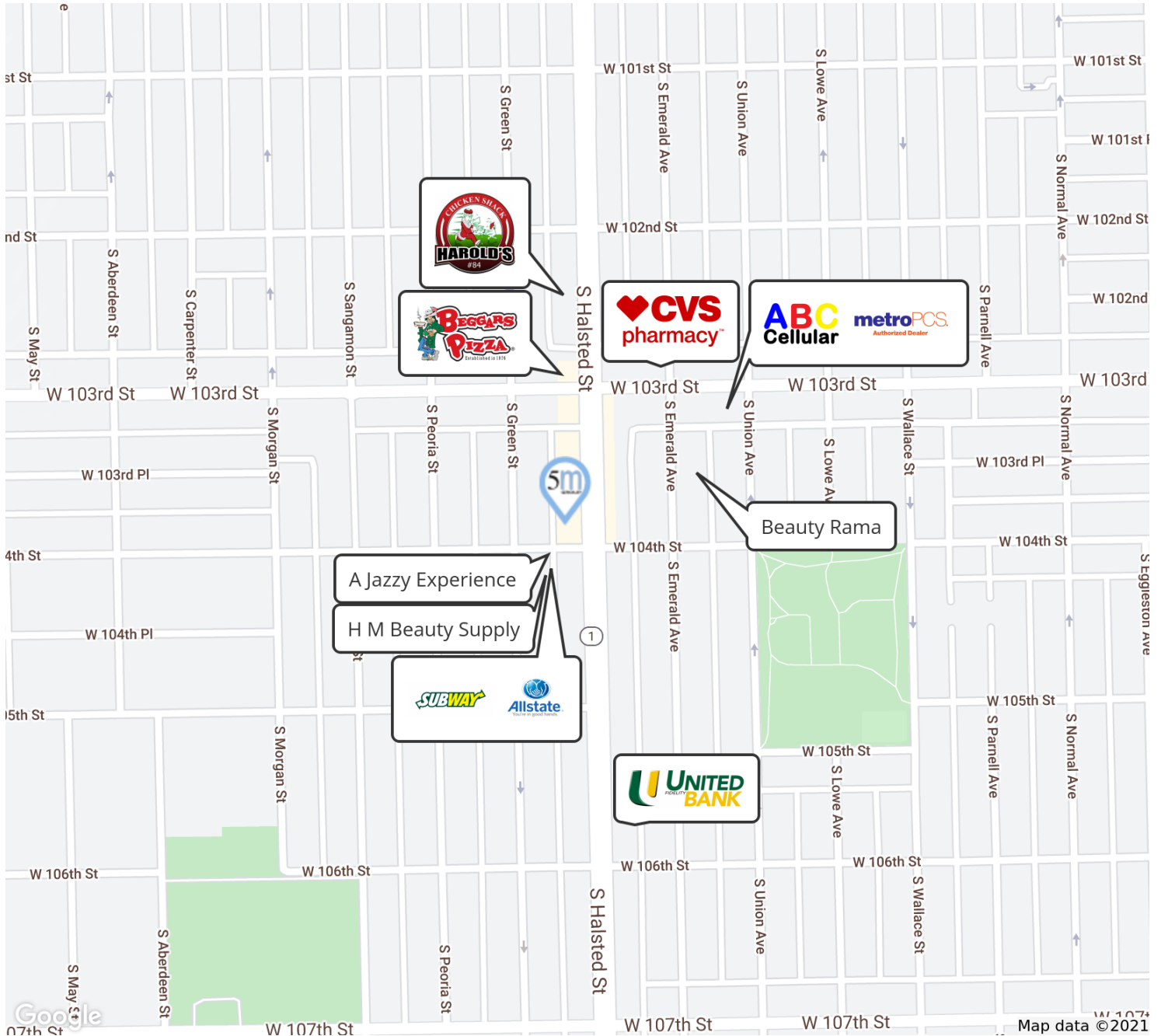
312.324.3557  
mark.reiter@5mgroup.com

# 10340-10356 S. HALSTED ST.

CHICAGO, IL 60628



## Retailer Map



**5M REAL ESTATE, INC.**

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

**MARK J. REITER**

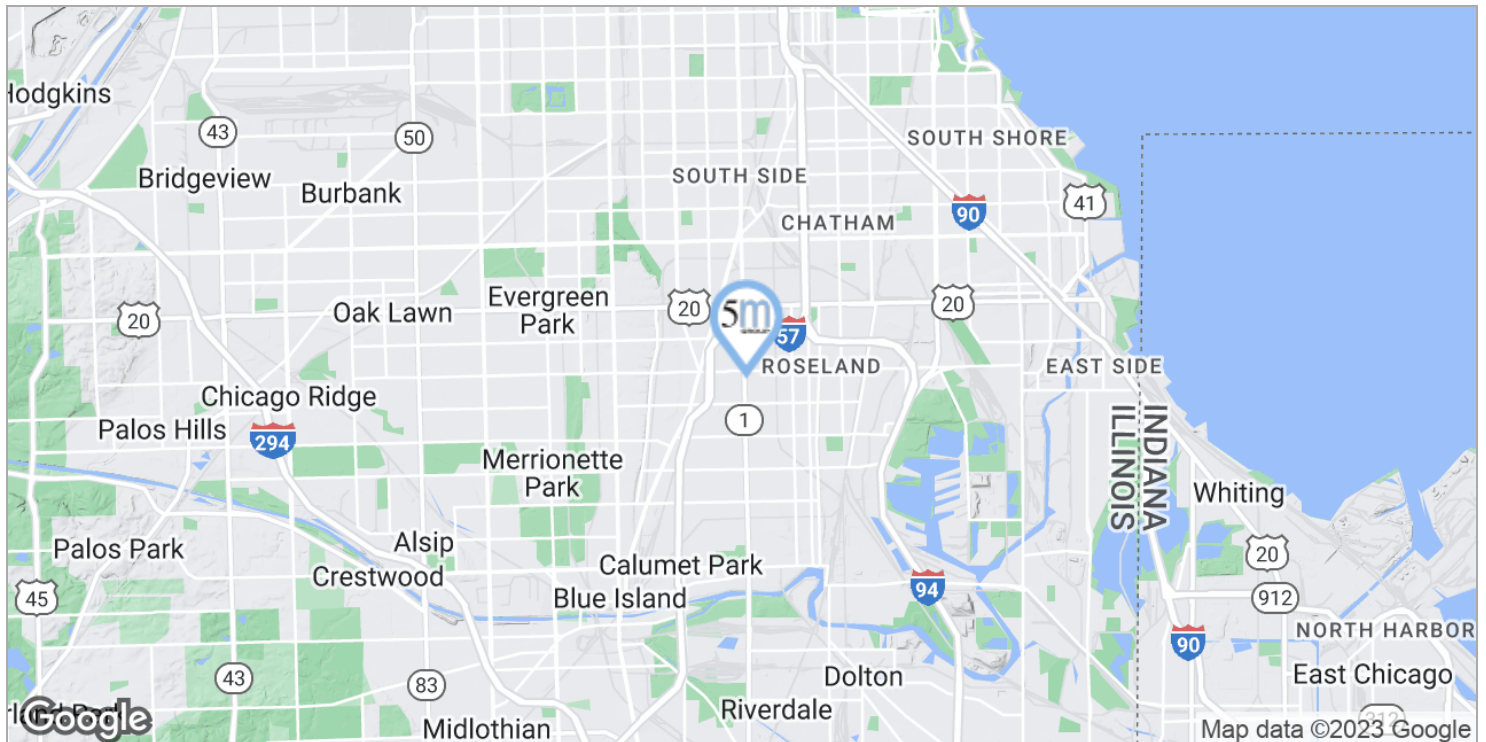
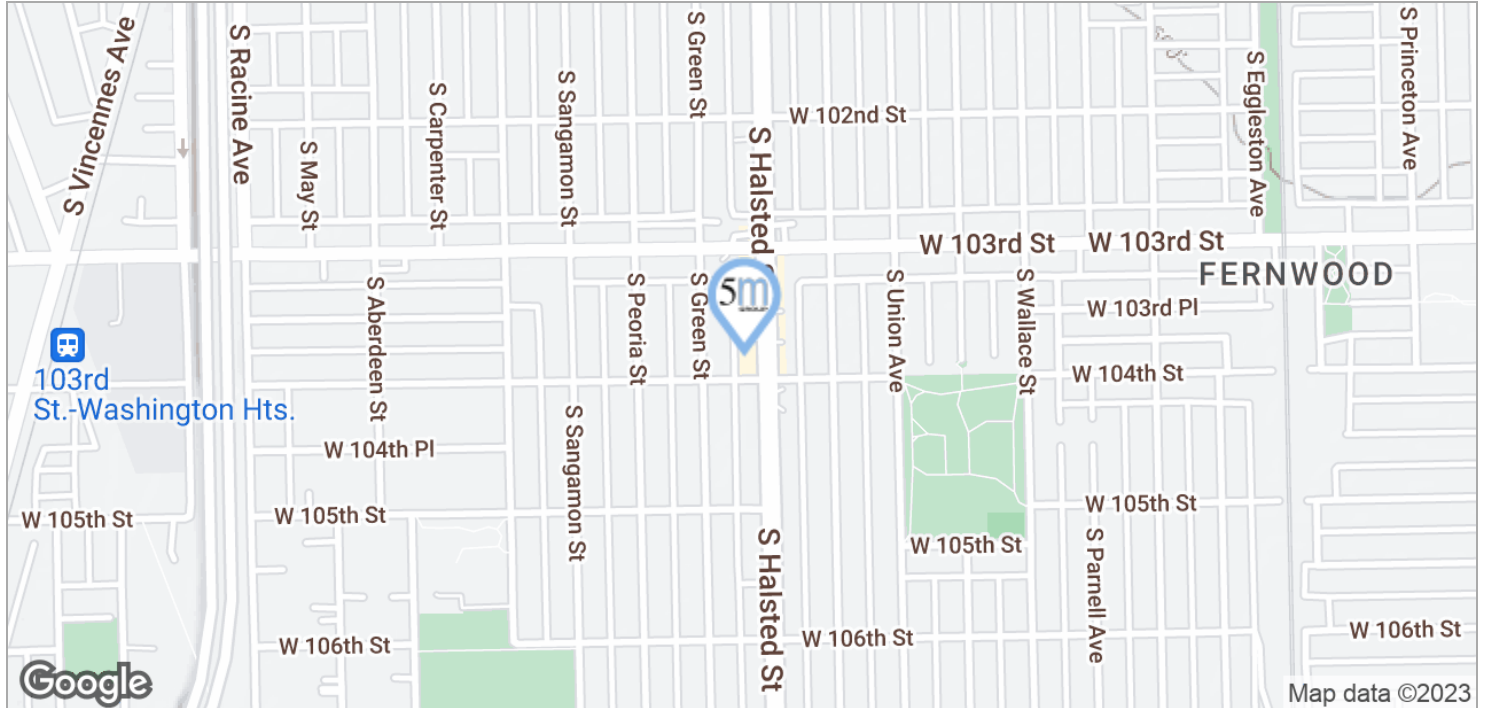
312.324.3557  
mark.reiter@5mgroup.com

# 10340-10356 S. HALSTED ST.

CHICAGO, IL 60628



## Location Maps



**5M REAL ESTATE, INC.**

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

**MARK J. REITER**

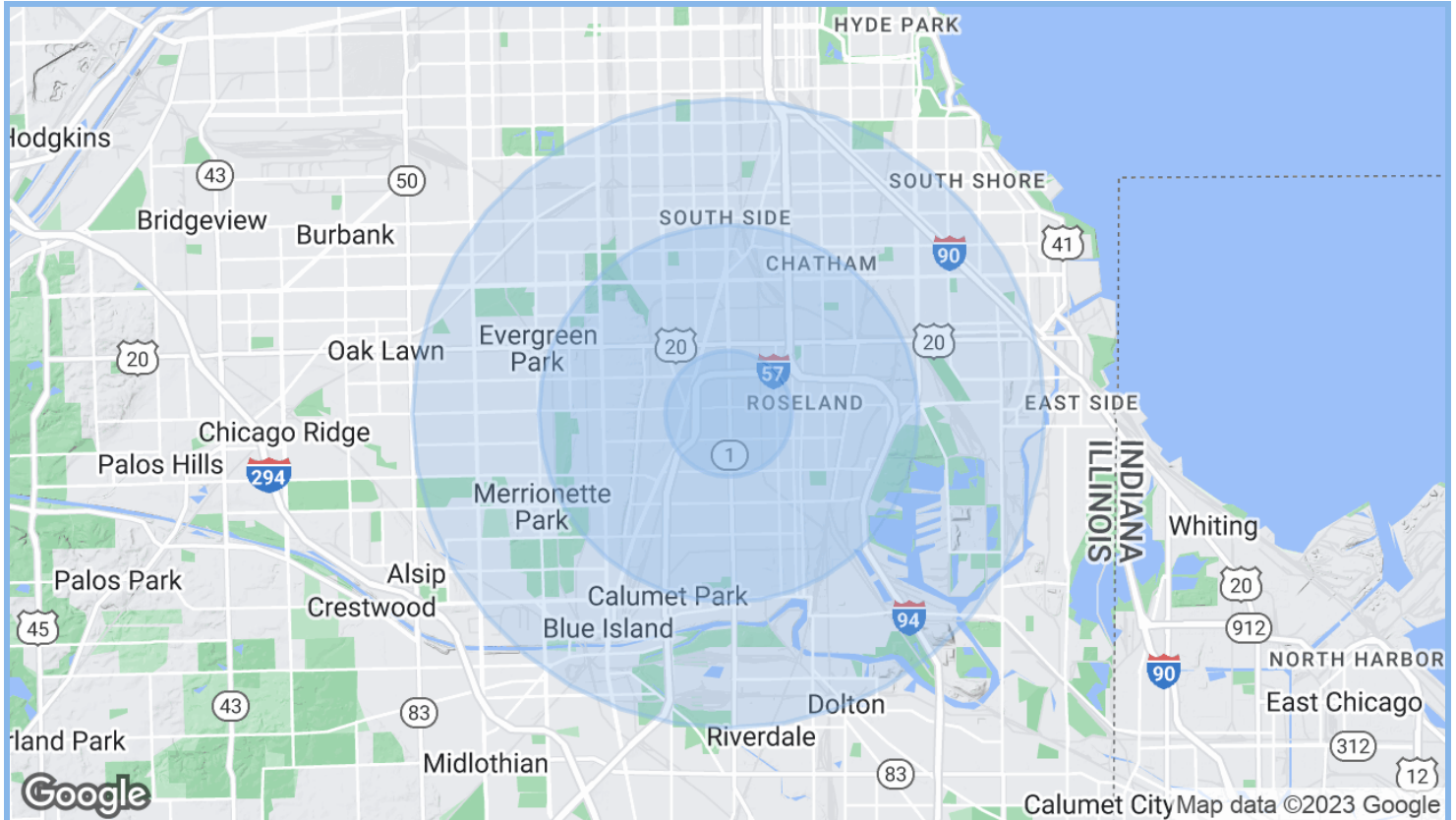
312.324.3557  
mark.reiter@5mgroup.com

# 10340-10356 S. HALSTED ST.

CHICAGO, IL 60628



## Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	27,871	242,986	576,013
MEDIAN AGE	40.6	37.9	36.3
MEDIAN AGE (MALE)	38.6	34.7	33.0
MEDIAN AGE (FEMALE)	42.8	40.4	39.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	9,363	84,098	204,923
# OF PERSONS PER HH	3.0	2.9	2.8
AVERAGE HH INCOME	\$55,243	\$57,719	\$54,127
AVERAGE HOUSE VALUE	\$161,974	\$212,554	\$204,065

\* Demographic data derived from 2020 ACS - US Census

**5M REAL ESTATE, INC.**

19 S. LaSalle St. | Chicago, IL 60603  
312.324.3557 | 5mgroup.com

**MARK J. REITER**

312.324.3557  
mark.reiter@5mgroup.com

## Principal's Biography

---

### MARK J. REITER

#### Principal



19 S. LaSalle St., 16th Floor  
Chicago, IL 60603  
T 312.324.3557  
mark.reiter@5mgroup.com  
IL #471.008247

### PROFESSIONAL BACKGROUND

Mark J. Reiter is a Principal of 5M Real Estate, Inc., and Court Appointed Receiver in Cook County and the exclusive-listing broker to a robust portfolio of commercial and investment properties in the Chicagoland and greater Midwest. Mark has represented financial institutions and private equity groups as Receiver in all property types including; retail, industrial, office, land, redevelopment, and multi-family.

During his tenure as a broker, Mark has leased and sold more than 100 commercial facilities as well as, representing numerous banks and private owners in the sale of commercial properties. Financial institutions Mark has worked with include; JP Morgan Chase, PNC Bank, US Bank, Wintrust Financial, Associated Bank, Suburban Bank and Trust, Parkway Bank and Beverly Bank.

Mark attended Northern Illinois University, earning both an MBA with a concentration in Marketing as well as a BS in Marketing. Prior to founding 5M RE, INC. Mark was Vice President at a boutique real estate firm in Chicago, IL.

Outside of work, Mark is the co-founder of "Hop the Pond" a Chicago-based company that caters to domestic/international students and graduates who wish to come to Chicago to work and build their careers. He volunteers his time at Chicago Bulls College Prep coaching the defensive backs on the varsity football team and is involved in the Adult Literacy Program through the Salvation Army. Mark volunteers weekly as a tutor for math, reading, spelling, vocabulary and GED preparation for men in a substance abuse recovery program, along with his continued volunteered work at Old St. Patrick's Church.