

# Retail Building For Sale or Lease



- **2,000 S.F. Building**  
**2,500 S.F. Lot**  
**(25x100)**
- **Taxes (2008):**  
**\$12,766.**

**Sale Price: \$793,000**

**Or**

**Rental Rate:**  
**1st Floor: \$3,000/**  
**Month Gross**  
**2nd Floor: \$2,000/**  
**Month Gross**

**Lincoln Park - 1647 N. Clybourn Ave.**

**Two-Story Retail Building near the corner of North and Clybourn. Prime location! Fully updated building. First floor currently used as a showroom and the second floor is office space. Zoning allows for a third floor to be added. Building could be expanded back to lot line for an additional 5,000 square feet (approximately) of interior space. Currently, there is space for six cars to park behind the building.**

**Please contact listing agent to receive more details.**

**For More Information,  
Please Contact:**

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