

Lakeview, East - Chicago RESTAURANT SPACE AVAILABLE NEAR CORNER OF BELMONT AND CLARK

917 W. Belmont Ave. - Standard India



Lakeview

Lakeview is bordered by West Diversey Pkwy. on the south, West Irving Park Rd. on the north, North Ravenswood Ave. on the west, and the shore of Lake Michigan on the east. Lakeview's diverse dining, shopping and entertainment options offer a broad appeal to visitors and residents of all ages. This sprawling North Side community, one of Chicago's largest, is characterized by a vast culinary landscape of cuisines and cultures, and equally plentiful shops and boutiques. Lakeview encompasses two popular districts: Wrigleyville, home of Wrigley Field and the Chicago Cubs; and Boystown, one of the nation's largest and most vibrant LGBT communities.

917 W. Belmont Ave. - Standard India Restaurant

Size	1,800 S.F. (Business)
Licenses	Retail Food
Rental Rate	\$3,702/Month (Net)
Price	\$179,000 (Business Sale/Asset Sale)



For additional information or to schedule a showing contact:

Smart Phone (QR Code)

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Demographics

	1-mi.	3-mi.	5-mi.
Population			
2011 Male Population	49,948	215,125	502,874
2011 Female Population	49,136	211,080	491,750
2011 Total Population	99,084	426,204	994,624
2011 Total Households	57,892	220,322	451,827

Housing	1-mi.	3-mi.	5-mi.
2000 Total Housing Units	63,133	239,273	473,483

Income	1-mi.	3-mi.	5-mi.
2011 Median Household Income	\$62,800	\$64,609	\$55,382
2011 Per Capita Income	\$62,180	\$56,701	\$43,749
2011 Average Household Income	\$106,423	\$109,685	\$96,306

Nearby Businesses

Belmont Salvation Army	Starbucks
Clarke's on Belmont	Jamba Juice
Ann Sather Restaurant	Potbelly
The Vic Music Theatre	Dunkin' Donuts

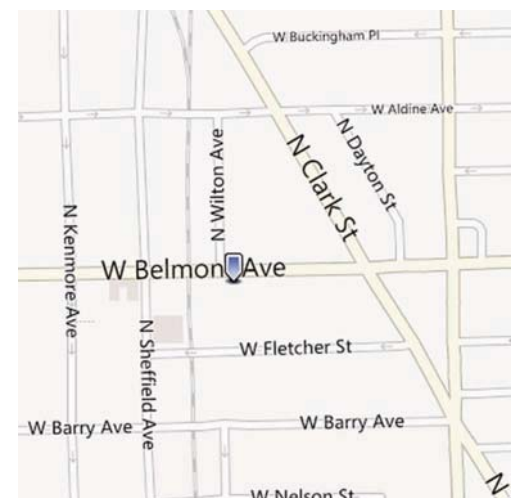
Highlights

Casual dining restaurant with amazing Lakeview location on Belmont Ave. High traffic area close to red line and other transportation. Successful business for over 20 years with a strong history of sales. Perfect for any type of re-concept.

No representation is made as to the accuracy of this information and it is submitted subject to errors, omissions, prior sale or withdrawal without notice. 345 2-6-2013

Map

On Belmont Ave. at Wilton Ave. 1 block west of Clark St.



LISTING INFO

Agent(s) Responsible	Scott Reinish scott@kudangroup.com
Is this Confidential?	No, this is a public listing.
Transaction Type	Business only/Asset sale – (Standard India name not for sale)
Type of Property	Restaurant
Sale or Lease	Sale
Real Estate included in price? Value?	No
Property Data	
Property Name	Standard India Restaurant
Address	917 W. Belmont Avenue
City, Zip Code	Chicago, IL 60657
Area	East Lakeview
County	Cook
Sale Price	\$179,000 (Business Sale)
Rental Rate	\$3,702.00/Mo.
Lease Type	Net
Lease Term	Five year term expiring 10-31-2014
Yearly Adjustment	Zero
Taxes	\$7,000/yr = \$583.33/Mo. (Fixed for entire 5yr term of lease)
Building Type	Brick
# of Seats	45
Stories	1
Square Feet	1,800 SF (Restaurant)
Lot Size	25x125
Parking	Parking lot available to rent from Lessor
Zoning	B3-3
Licenses	Retail Food
A/C & Heat	Central
Basement	Yes/Partial-used for dry storage
Nearby Businesses	Starbucks, Leon's Pizza, Ann Sather Restaurant, The Vic Music Theatre, Potbelly, Dunkin' Donuts.
Property Description	Casual dining restaurant in amazing location! Extremely high traffic area! Perfect for any type of re-concept. Restaurant has been in business for over 23 years.
Location Description	East Lakeview
Cross Streets	On Belmont Ave. between Clark & Sheffield

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