



MULTI-USE / CREATIVE SPACE FOR LEASE

# 1837 W. Fulton Street

KINZIE CORRIDOR // CHICAGO, IL 60612

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# 1837

## W. Fulton Street

|                      |                          |
|----------------------|--------------------------|
| Unit Size:           | ±1,700 SF                |
| Kitchen Size:        | 240 SF                   |
| Interior Dimensions: | 23' (E/W) x 49'-4" (N/S) |
| Restrooms:           | One (1)                  |
| Clear Height:        | 12'-1"                   |
| Floors:              | Painted hardwood         |
| Mechanicals:         | Heat & A/C               |
| Lighting:            | LED                      |
| Zoning:              | PMD-4A                   |
| Lease Rate:          | \$3,400/mo MG            |





## AVAILABLE SPACE

**±1,700 SF**

*Additional basement storage available*

## PROPERTY HIGHLIGHTS

- + PMD-4A zoning allows a wide variety of uses including artist workspace, accessory gallery, showroom, office, retail, and design studio
- + High-image location with 25' of frontage along W. Fulton Street
- + Open layout with full kitchen and restroom
- + Steps from Grand & Wolcott bus stop and a 7 minute walk to the Damen & Lake CTA Green Line 'L' station
- + Across the street from Goose Island Taproom
- + Fenced and paved patio
- + Lease Rate: \$3,400 per month modified gross



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|                      |                         |
|----------------------|-------------------------|
| Industrial Corridor: | Yes                     |
| Community Area:      | Kinzie Corridor         |
| Submarket:           | Near West Side          |
| Ward:                | 27th                    |
| Alderman:            | Ald. Walter Burnett Jr. |

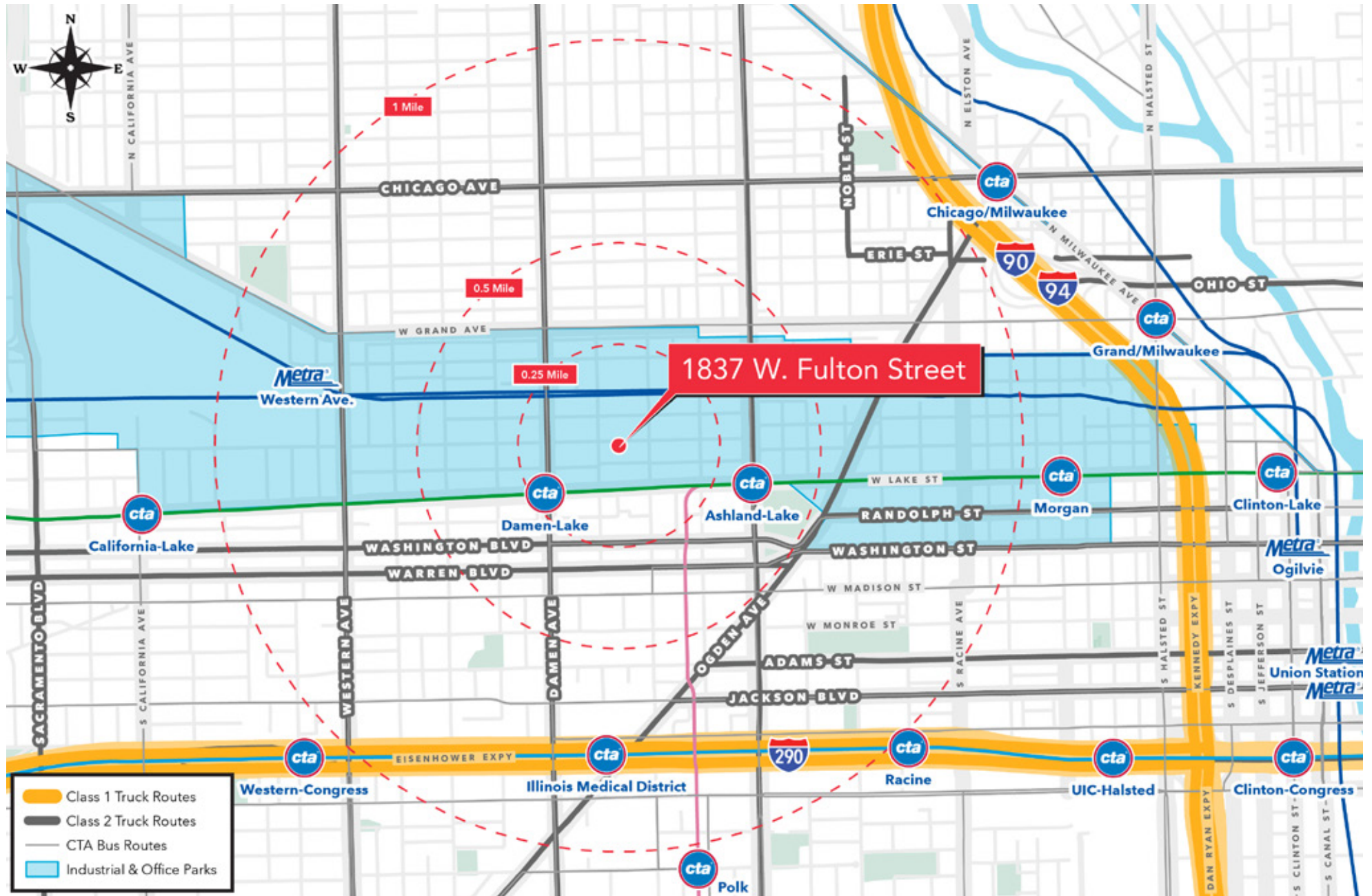
# Kinzie Industrial Conservation Area

# Kinzie Industrial Corridor SBIF

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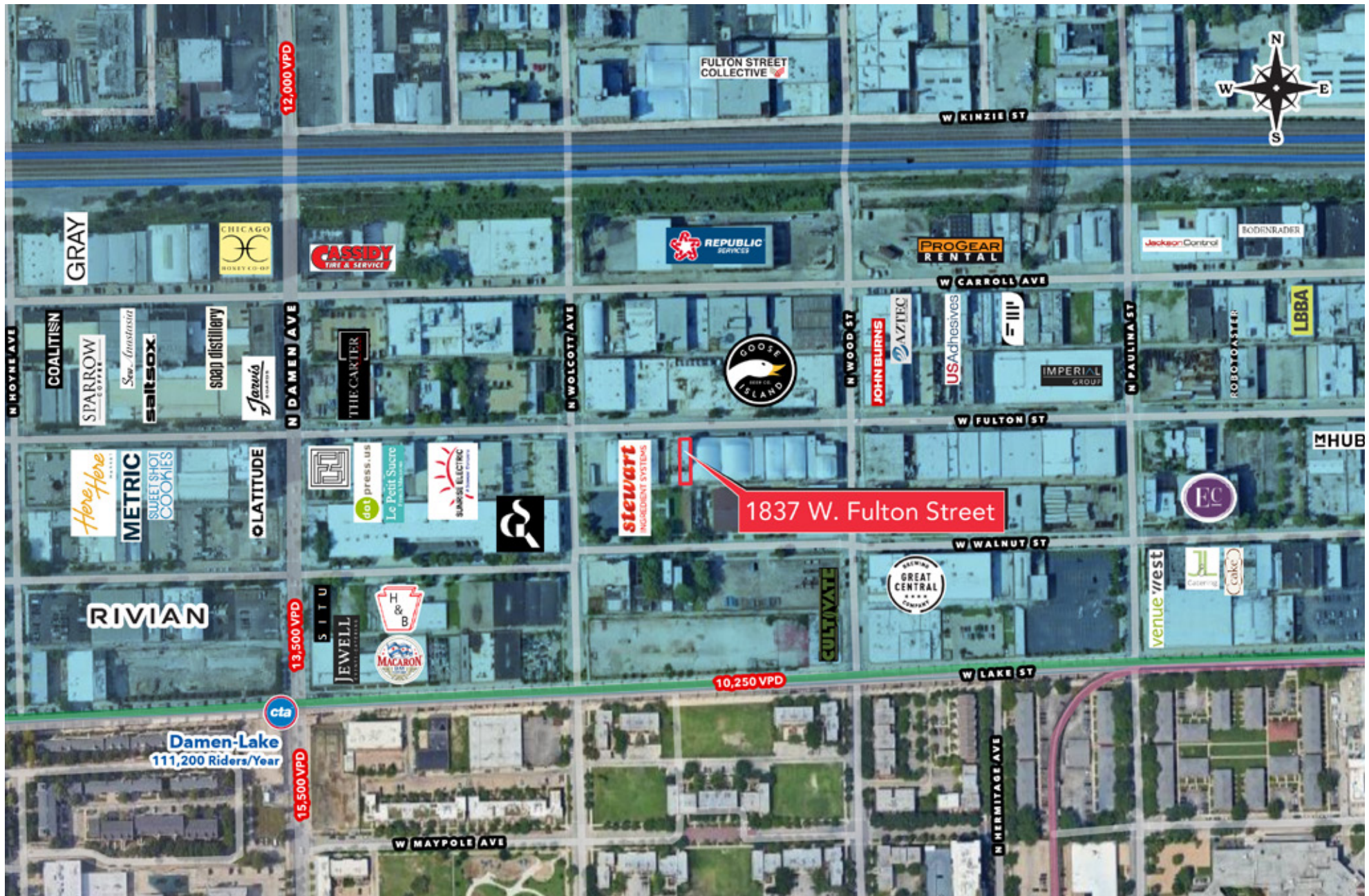
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**FOR MORE INFORMATION CONTACT**

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