



Salon for Sale
35 West Wacker Drive
Chicago, Illinois

Listing Sheet:

Hair Salon for Sale

Location: 35 West Wacker Drive, Chicago IL 60601

Square Footage: 1,402 SF

Number of Stations: 13

Asking Price: Withheld

Lease Expiration: June 30, 2030

Renewal Option: 5 Years

Monthly Rental Rate: \$5,374.33 with annual increases of \$0.75 per foot

Annual Sales: Averaging between \$850,000 and \$1,100,000

FF&E Value: \$68,423.53 .

All other financials and lease documents shall be provided upon receipt of a fully executed NDA. Please contact Dana N. Moyles for NDA.

Sellers Broker: Dana N. Moyles, Managing Broker Illinois, 917 607 2087
cell. Danamoyles@hotmail.com

LOCAL

DEMOGRAPHICS

(1 - m i l e)

99,115

POPULATION

402,235

DAYTIME POPULATION

\$ 165,597

AVERAGE HH INCOME (1 MILE)

35.1

MEDIAN AGE

AVERAGE DAILY VEHICLES

12,050

STATE STREET

30,800

WEST LAKE STREET

EXIT

GENTLEMEN'S HAIR SERVICES



THE
BARBERSHOP
AT XEX HAIR GALLERY

12







