



1659 W. Hubbard
Chicago, IL 60622
312-337-1010

October
2020



1111 E. Touhy
Des Plaines, IL 60018
847-699-2155

SF	Address	Broker	Sale \$	Lease \$	Type	Zone	DI	TL	Ceil	Comments
600–4,500	600 W Cermak	Rich		\$12 G including util	Office/Flex	C3-3		3	9'	Lower level artist/professional work space
752	1719 S Clinton, 3D	Rich		\$18	Office	C3-3			15'	Concrete loft office spaces with parking, close to expressways
1,000–5,700	1719 S Clinton, 5th Floor	Rich		\$20	Office	C3-3			15'	Concrete loft office space with parking, great views
1,100	568 S Washington, Naperville	Rich		\$2,250	Office	OCI			9'	Office suite in modern office building
1,333	832 W Superior, Suite 101	Steve		\$2,200	Office				11'	Newly rehabbed loft office in River West
1,360	1719 S Clinton, 3C	Rich		\$18	Office	C3-3			15'	Concrete loft office spaces with parking, close to expressways
1,377	1719 S Clinton, 3B	Rich		\$18	Office	C3-3			15'	Concrete loft office spaces with parking, close to expressways
1,430	158 W Division	Steve	\$799,000		Retail/Commercial Condo					Commercial condo investment @ \$6.25 CAP
1,618–5,024	832 W Superior, Suites 202 & 204	Steve		\$19.50 mod G	Office				11'	Newly rehabbed loft office in River West
1,690	2000 W Carroll, Unit 303	Howard/Nick		\$2,200	Office/Flex	PMD 4		2	13'	3rd floor, sandblasted interior, walk to trains

➔ New

EZ Empowerment Zone

STO Subject To Offer

DI Drive-In Doors

TL Truck-Level Docks

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1,750	2000 W Carroll, Unit 500	Howard/ Nick		\$2,400	Loft	PMD 4		2	12'	Sandblasted 5th floor with HVAC, eastern & southern exposures
1,836	1700 W Hubbard, 1N	Steve/ Howard		\$18 mod G	Flex	PMD-4B			10'	Fitness studio with locker room & showers
2,000	2000 W Carroll, Unit 402	Howard/ Nick		\$2,400	Loft	PMD 4		2	12'	Sandblasted 4th floor with HVAC, eastern & southern exposures
2,211	1719 S Clinton, 3A	Rich		\$18	Office	C3-3			15'	Concrete loft office spaces with parking, close to expressways
2,250– 4,725	4100 W Ferdinand	Nick		\$12 + util	Office					Secure parking, modern facility
2,392	348 N Ashland	Steve		\$2,950 mod G	Loft Office	PMD 4A			14'	2nd floor, sandblasted interior, walk to CTA train, Kinzie Corridor
2,500– 4,100	1719 S Clinton, 1st Floor	Rich		\$15	Office	C3-3			15'	Concrete loft office space with parking, easy access to xways
2,500	2450 W Hubbard	Howard/ Nick		\$10 mod G	Office	M1-2				Across from Metra, can be combined with 4,500 SF lab/office
2,500	4840 S St Louis, Unit D	Howard		\$2,400 G	Garage/ Warehouse	M2-3	2		11' clear	Outside storage available
2,650	346 N Justine, Unit 502	Howard		\$3,800	Loft Office	PMD 4A			10'	Just renovated, faces east & south, 3 parking spots

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2,800	346 N Justine, Unit 200	Howard		\$4,200 G	Loft	PMD 4A		2	10'	Sandblasted 2nd floor. HVAC, 3 car parking
2,850	2000 W Carroll, Unit 503	Howard/ Nick		\$3,500 mod G	Loft	PMD		2	13'	Sandblasted 5th floor unit, HVAC, private bath
3,000– 7,500	2577 W Armitage	Howard		LEASED	Garage/ Retail	C1-1	1		17' clear	Clear span, divisible
3,000	348 N Ashland, Unit 1D	Steve	Office	\$4,125		PMD 4				ACed loft offices, walk to CTA train, in the Kinzie Corridor
3,000	2450 W Hubbard	Howard/ Nick		\$10	Industrial	M1-2	1		30'	Storage space across street from Western Ave Metra Station
3,200	2857 W 39th Pl	Steve	\$495,000		Garage & 2 Flat	RS-3	1		13' clear span	Garage with attached 2 flat, ideal for live/work
3,200	3943 S Francisco	Steve	\$495,000		Garage & 2 Flat	RS-3				3,200 SF garage + 2 flat in very nice condition
3,300	2000 W Carroll, Unit 105 A	Howard/ Nick		\$4,000 mod G	Industrial	PMD 4	1	1	13'	First floor of loft with private loading dock
4,000– 23,000	2549 W Armitage	Howard		\$13–\$18	Loft/ Office/ Showroom	C1-1			12' +	2nd floor, sandblasted lofts, divisible
4,200	324 N Leavitt	Steve		\$14.50	Loft Office				12'	Timber loft with parking

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4,200	4420 Soo Line, Schiller Park	Nick	\$295,000	\$4,200	Garage/ Warehouse	I-1	3			8,402 SF site
4,302	957 Grace, Elgin	Nick	\$395,000	\$3,750 + util mod G			1		15' clear	Walk in freezer & cooler
4,400	2000 W Carroll, Unit 501	Howard/ Nick		\$4,750 + utilities	Loft	PMD 4		2	13'	Sandblasted 5th floor, HVAC, full kitchen
4,500	2450 W Hubbard	Howard/ Nick		\$10 mod G	Lab/ Office	M1-2				Across from Metra, can be combined with 2,500 SF office
4,500	346 N Justine, Unit 402	Howard		\$3,800	Warehouse	PMD 4A		2	10'	4th floor, 3 parking spots
4,688	1237 S Arlington Heights Rd, Arlington Heights	Laura	\$699,000		Office	B-2				Free standing, Class A, single-story building
4,767	459 N Pulaski	Steve/ Nick		\$7,000 N	Garage & Land	PMD				Garage on a 45,000 SF site, possession 8-15-2021
4,820	2643 W Chicago Ave, Unit 2E	Steve/ Nick		\$12 G	Loft Office/ Flex	C				2nd floor office/flex, access to freight
5,000– 15,000	4435 W Kinzie	Steve		\$10 mod G	Industrial		3		18' below truss	Very well maintained crane building in the Kinzie Corridor
5,000	12500 S Stony Island	Rich		\$10	Office	PD8			8'	Office & scale building, 6 offices + break room

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	5,027	1700 W Hubbard, 1E	Steve/ Howard		\$16.50 mod G	Flex	PMD-4B	1		10'	Ground floor with window frontage on Paulina
	5,250	12500 S Stony Island	Rich		\$7		PD8	2		12'	Small shop & locker room building
	5,700	1719 S Clinton, 6th Floor	Rich		\$22	Office	C3-3			20'	Concrete loft office space with parking, great views
	6,000	128 N Campbell	Steve		\$18 ?	Loft Office/ Warehouse		2		17'	2nd floor, timber-loft office with high ceilings
	6,000	344 N Ogden	Steve		\$12.50 mod G	Flex	PMD		2	10'	Rehabbed, close to Loop, xways & CTA trains, sublease
	6,200	414 N Wood St	Steve		\$18-\$20	Flex	PMD 4				Excellent West Fulton Market/Kinzie Corridor location
	6,950	344 N Ogden	Steve		\$25 mod G	Loft Office	PMD		2	14'	Rehabbed, close to Loop, xways & CTA trains, sublease
	7,200	2046 W Lake St	Howard	\$1,450,000	\$8,400 G	Industrial			2 int	12' clear	Has coolers & offices
➔	7,432	2401 S Oakley	Nick	\$585,000		Commercial	B3-1				7 unit rehabbed commercial property
	7,600	4840 S St Louis, Unit C	Howard		\$5,400 mod G	Garage/ Warehouse	M2-3	1		16' clear	Renovated, open-span, outside storage

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8,000	1945 W Fulton	Howard		LEASED	Industrial	PMD 4-A	1		12'	HVAC throughout, 2 parking spots
9,051	31W339 Schoger, Naperville	Rich	STO		Investment	I-1	4		15'	Industrial property, 2 buildings on 1.67 acres
9,250	1931 W Lake St	Howard/ Nick	STO	\$20 N		M1-1	2		13'- 14'	250' from new Green Line stop, 15,500 SF site, renovate to suit
9,280	4854 S Ashland	Tim	\$393,600	STO	Office/ Commercial	B3-2				New City/Canaryville area, bus stop in front of building
9,375	3737-39 N Clark	Nick	\$3,450,000	STO	Vacant Land	B3-2				Close to Wrigley Field & many late night clubs
9,500	6400 W Touhy, Niles	Nick		\$9.75/SF mod G	Industrial	Ind		2	14'	Clean, great loading, fully air conditioned
10,000	1622 W Carroll	Steve		\$11-\$13		PMD 4			14'- 16'	2 story
10,000- 20,000	401 N Paulina	Steve	STO	\$18 mod G	Loft Office/ Flex	PMD 4		1 ext	10'- 14'	Timber & concrete loft, could be event space
12,400	600 W Cermak, 1st Floor	Rich		\$20 mod G	Office	C3-3			14'	1st floor office space designed to suit tenant, divisible
12,500- 50,000	2727 W Chicago Ave	Nick		\$5.85 mod G	Warehouse	M1-2	2	4	12'- 14'	Security system in place, off-street pkg, upper floor

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14,000	6353 W 55th St	Nick/ Rich	\$795,000		Retail/ Office	B1-1			8'-16'	Office bldg with 84' frontage & pkg, HUGE PRICE REDUCTION
14,000	2016 W Carroll	Howard/ Nick		\$12 G + utilities & tax stop	Warehouse/ garage	PMD 4	2		14' 6" clear	Two 14' overhead doors, clear span
14,500	1936 W 17th St	Howard		\$9.50 G	Industrial	M1-2	4	2	30' clear	Trailer parking available
15,000	939 W Wilson	Howard		\$16	Office/ Flex	C1-5				Ideal school, church, office, not for profit
16,000	4259 S Cicero Ave	Nick	\$325,000		Land	PD				Gateway location to Midway Airport.
16,400- 23,100	3536 N Knox	Nick		\$6.85 mod G	Warehouse	M1-1	2	1	11'- 15' clear	Good loading & good I-90/04 access
17,020	200 N Greenbriar, Normal	Geoff		\$10 N	Retail					Retail space in shopping center on busy corner, sublease
17,526	2922-28 W Lake St	Nick	\$1,995,000			M1-2 zoning				Off-street pkg, security cameras, drive thru capability
19,550	840 N Milwaukee Ave	Nick	\$3,400,000		Office/ Showroom/ Flex	C1-2		2	12'	1 block to CTA Blue Line, passenger elevator
21,032	20771 N Rand, Kildeer	Geoff		\$14 N	Retail					Space in shopping ctr fronting Rand Rd at Quentin Rd, sublease

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	21,600	12500 S Stony Island, Bldg C	Rich		\$5	Industrial Warehouse	PD8	2		18'-20'	Warehouse with marine loading access
	22,500	4920 W Bloomingdale, 2nd Floor	Nick		\$5 mod G		M1-2			10'-12'	2nd floor space
	23,100	3536 N Knox	Nick	\$1,500,000	\$6.85 mod G	Warehouse	M1-1	2	1	11'-15' clear	Good loading & I-90/04 access, 12 car pkg, user/investor
	24,000	5160 W Homer	Howard	\$449,000		Industrial	M1-2	2		11'-15'	PRICE REDUCED, 5,300 SF 2nd fl, parkway pkg, 13 spots
	24,231	619 Enterprise, Oak Brook	John	\$3,100,000		Office Building					100% occupied, great location, immediate access to 22nd St
➔	27,000	1441 E 75th St	Nick/Howard	\$495,000		Retail/Whse/Commercial	C2-2	4		10'-14'	Opportunity Zone
	30,000-40,000	1033 N Cicero Ave	Nick		\$5.00 mod G	Industrial	PMD 9	1	2 int	15'-18'	Drive-in door & 2 interior docks
	30,000	2929 N Oakley	Nick	STO	\$6 mod G	Industrial	M 1-2	1		12'-14'	River frontage
➔	31,282	5050 N River Rd, Schiller Park	Nick		\$8.50 N	Industrial	I-1	2		18' clear	Easy access to xways, public transportation & O'Hare
	38,000	4900 N River Rd, Schiller Park	Nick	\$1,850,000	STO	Flex	I-1	9	2	14'	68,000 SF site

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38,000	1606 S Wolcott	Howard	\$1,335,000	\$5,000	Land	M2-3				Development site near the Loop & Medical District
41,850	12500 S Stony Island, Bldg B	Rich		\$4	Heavy Industrial Warehouse	PD8	4		18'-22'	Warehouse with marine loading access
44,480	3157 S Kostner	Nick	STO	\$4,750		M1-2				Fenced & graveled site
44,500	2129-49 W Hubbard	Howard/ Nick	\$2,750,000	\$10,000	Land	PMD 4-A				Kinzie Corridor, rare acre site
53,680	4057 S Union	Howard		\$5,000 G	Land	PMD 8				Trailer storage/outside storage, will divide
59,400	12500 S Stony Island, Bldg A	Rich		\$5	Heavy Industrial Warehouse	PD8	2		29'	Warehouse with marine loading access
60,000	12500 S Stony Island, Bldg D	Rich		\$4	Industrial Warehouse	PD8	5		35'-39'	Clear span (60' x 100') warehouse
62,923	4343 S Ashland	Nick/ Howard	\$1,950,000	\$3.00 mod G + util	Industrial Loft	PMD 8		1	10'-15'	Clean 3-story mill loft building with freight elevator
85,470	320 E Main St, Lake Zurich	Tim/ Greg	STO				1		Up to 22' clear	Great loading, high visibility on IL Rt 22
90,000	1701 E 122nd St	Rich		\$5	Industrial	PD8	2	18	22'	Modern mfg building with office & laboratory

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92,000	2450 W Hubbard	Nick/Howard	\$9,900,000		Commercial/Industrial	M1-2	3	3	30'	Large open spans, across from Metra Station, Kinzie Corridor
96,000	2727 W Chicago Ave	Nick	\$11,000,000			M1-2	2	4	10'-15'	Security system, fenced off-street pkg, 2 private garages
110,400	2450 W Hubbard	Nick/Howard	\$16,400,000		Development	M1-2				Almost an entire square block, across from Metra Station
129,600	12500 S Stony Island, Bldg E	Rich		\$8	Industrial Warehouse	PD8		4	32'-36'	Warehouse with 2 cranes & marine loading access
2.37 acres	5000 W Flourney	Geoff	\$2,995,000	STO	Development Site	M1-2				Fronts I-290, flexible use development opportunity, BTS
4 acres	265 W Romeo Rd, Romeoville	Steve	\$1,500,000		Land	B-2				4 acres fronting Romeo Road

Please contact us for more information.

NAME	DIRECT LINE	E MAIL
Gary Lundgren	847-699-2159	glundgren@ctkcp.com
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