

# 77 EVB

EAST VAN BUREN

 **InCommercial**  
Property Group



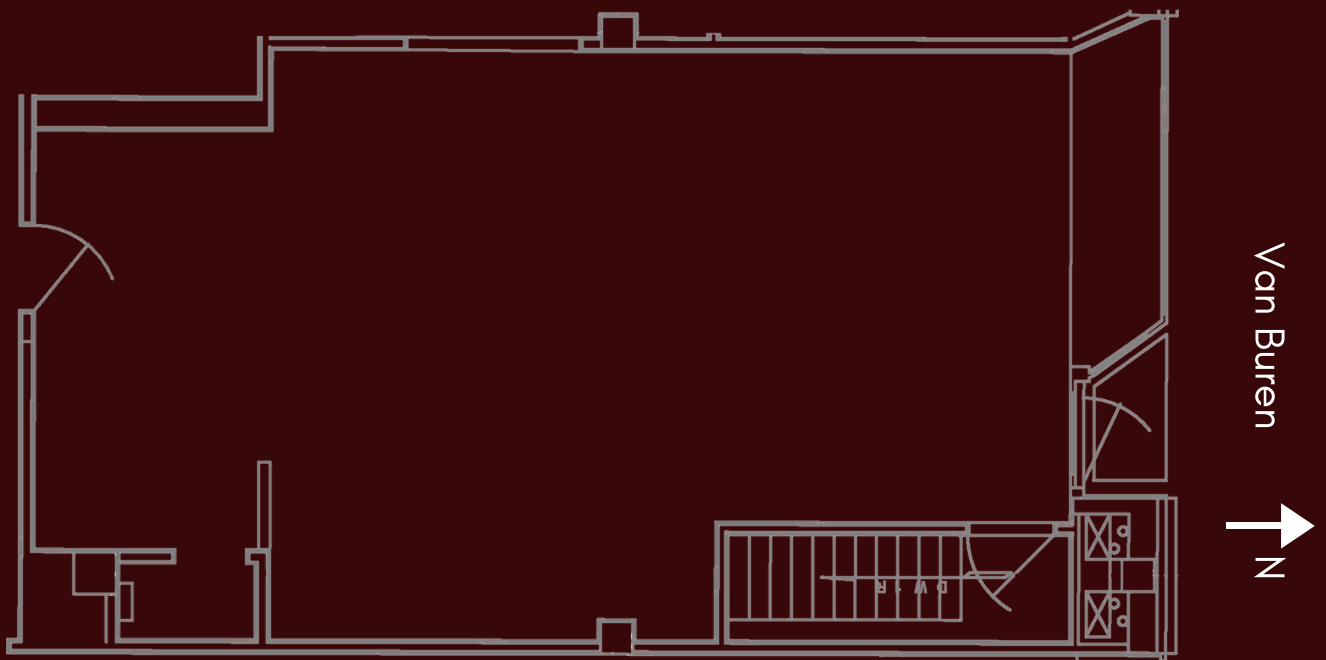


# SMALL BUT SOPHISTICATED

Located in the historic Chicago Club, 77 East Van Buren offers unparalleled frontage on Van Buren next to the bustling Michigan Avenue and Grant Park. With gold details along the ceiling and fireplace, as well as plenty of downstairs storage, this retail space is perfect for attracting deep pockets.

**800 SF WITH 345 SF STORAGE**





# About the East Loop

## *A retailer's dream location*

77 East Van Buren is proximate to all CTA lines, buses, the Pedway, and parking, as well as Grant Park, some of Chicago's finest cultural attractions such as the Art Institute and Chicago Symphony Orchestra, Harold Washington Library, State Street and Michigan Avenue shopping, and a rapidly growing population of residents, students, and visitors.

### *Demographic Information (2 Miles)*

2020 Population	238,419
Projected Growth (2020-2025)	1.1%
Median Age	36.4
2020 Households	134,586
Avg Household Size	1.6
Avg Household Income	\$137,522
Top Consumer Spending	Food & Alcohol

# Neighborhood Features

*Dining, shopping, tourism, and entertainment*

Besides parking and public transportation, within a few blocks of 77 East Van Buren are convenience stores, coffee shops, both casual and luxury dining, the Art Institute, Robert Morris University, Roosevelt University, Columbia College, John Marshall Law School, and DePaul University. Other features include the Congress Plaza Hotel, The Blackstone Hotel, and the Hilton Chicago.



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