

FIRST IN REALTY

INCORPORATED



2409 W. 104th Street
Chicago, IL 60655

773.779.3473

www.firstinrealty.com



Mark Mielnicki Dan Poole Bob Fleckenstein Mark Madera



Sarah Malburg Robert Alessi Monica Fox Joan McClorey



Maureen Mulchrone-Griffin David Gonsch Brittany Villalobos Mia Quaid



Brian Quaid Tom Browne Brendan Ferguson Jake Pieruccini

COMING SOON!



BEVERLY

- Classic brick 2-bed, 1-bath home located on an extra-large 40x170 lot in the heart of Beverly.
- Warm, well-maintained interior with timeless character and abundant natural light.
- Spacious lot offers exceptional potential for outdoor living, gardening, entertaining, or future expansion.
- Nestled among mature landscaping on a quiet, tree-lined street.
- Captures the charm and appeal that makes Beverly one of Chicago's most desirable neighborhoods.



WEST BEVERLY

- Impeccably maintained brick 2-flat investment property in West Beverly
- Both units are spacious 2-bed/1-bath, each with formal dining rooms, hardwood floors, and central AC.
- Utilities: Electric and gas are separately metered and paid by tenants.
- Recent updates: Roof (2016), furnaces (2016), AC condensers (2016), windows (2017), hot-water tank (2024).
- Steps from restaurants, bars, shopping, and Beverly charm



BEVERLY

- 3-bedroom, 3-bathroom Chicago Brick Bungalow for rent in Beverly.
- Historically marked property with classic charm.
- Private elevator provides access to all levels.
- Modern, updated kitchen.
- 2.5-car garage with convenient side drive.



MOUNT GREENWOOD

- 1,400 SF retail storefront available in Chicago's desirable Mount Greenwood neighborhood.
- Prime visibility across from Jewel-Osco center at busy 115th St & Kedzie Ave.
- Flexible open floor plan with 23 on-site parking stalls for customers and staff.
- Ideal for retail, service, or medical/office use; currently a pickup cleaners location (no plant on premises).
- High-traffic, community-oriented area surrounded by national retailers, schools, and dense residential community.



MOUNT GREENWOOD

- Prime 3,300 SF space located on busy Kedzie Avenue, offering excellent street visibility, high traffic exposure, and an interior garage.
- Versatile layout currently built out as a spacious café with a back reception area, private offices, and two large garages.
- Food-ready infrastructure includes a commercial grease trap and 3-compartment sink, ideal for food-related businesses.
- Flexible use potential suitable for retail, professional offices, contractor operations, or specialty businesses.
- Ideal for business growth thanks to its adaptable space, prominent location, and multiple functional areas.



BEVERLY

- 1,450-4,100 SF of contiguous retail/office space for lease at the high-visibility, signalized corner of 107th & Western in Chicago's Beverly Hills neighborhood.
- 2,700 SF modern medical build-out (2000) with 7 offices (5 with sinks), nurses station, locker room, 4 restrooms, and spacious reception/waiting areas.
- 1,450 SF quick service restaurant with 2 walk-in coolers, hood, grease trap, 2 ADA restrooms, and triple-basin sink plumbing.
- Large storefront windows, 25+ on-site parking stalls, street parking, and 2 curb cuts at a signalized intersection for easy access.
- Positioned within a dominant retail corridor with high barrier to entry, excellent visibility, and strong demographics.