



CITY OF CHICAGO • OFFICE OF THE MAYOR



FOR IMMEDIATE RELEASE:

December 13, 2023

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LAND SALE PROPOSED FOR KENWOOD COMMERCIAL PROJECT

A \$40.6 million commercial building would be constructed in Kenwood through the sale of seven City-owned lots proposed to City Council today by Mayor Brandon Johnson.

Totaling .62 acres at 4727-59 S. Cottage Grove Ave., the lots would be sold for their appraised value of \$1.27 million to Milhouse Engineering & Construction and Syzygy LLC.

Vacant since the early 1960s, the lots would be used for a three-story, 45,000-square-foot structure known as "The Grove," which would feature a food market on the ground floor, small business spaces on the floors above, and 13 parking spaces behind the building.

When fully leased, the project could accommodate approximately 200 full-time jobs.

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**LAND SALES WOULD CREATE NEW COMMUNITY GARDENS ON SOUTH,
SOUTHWEST SIDE**

Community gardens would be created in Kenwood, North Lawndale and South Chicago through a trio of City-owned land sales proposed to City Council today by Mayor Brandon Johnson.

Ranging from 2,450 to 5,400 square feet of vacant land, the sites include:

- 4337 S. Lake Park Ave., which would be acquired by the great granddaughter of musician Muddy Waters, Chandra Cooper, for \$7,556 and used as a landscaped side-yard for a planned Mojo Museum involving the blues legend's former home next door. Total project costs are estimated at \$131,600.



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- 3435 W. 23rd St., which would be acquired by the NeighborSpace land trust for \$1,964 and improved with a gazebo and landscaping for community events. Total project costs are estimated at \$97,000.
- 3109 E. 92nd St., which would be acquired by the South Chicago Mexican American Social Club for \$2,159 and improved for community service events, picnics, and dances. Total project costs are estimated at \$14,600.

The proposed purchase prices reflect City policies for open space projects, or 10 percent of each site's market value.

The proposals were submitted through the City's land sale tool, ChiBlockbuilder.com, during an open application period in late 2022 and early 2023.

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