

1065 Lake Avenue
Woodstock, IL 60098

For Lease

MLS #11941449

OFFICE



OFFICE SPACE 4,490 SF (DIVISIBLE)

\$14.00 PSF (GROSS)

Office Space
Lower Level
4,490 SF

Lower Level: 4,490 SF office space includes 13 private offices (windows in each office), 2 conference rooms, kitchenette and 2 multi stall bathrooms. Can be made handicap accessible. CAM and taxes included in rent. \$14 psf Gross.

Landlord willing to reconfigure space and/or divide per long term tenant needs.

Parking in front and rear of building. Monument signage available. Ideal location on Lake Avenue.

| Demographics | 1 Mile | 3 Miles | 5 Miles |
|-------------------|----------|-----------|-----------|
| Total Population | 4,861 | 27,480 | 33,906 |
| Average HH Income | \$94,801 | \$102,443 | \$108,891 |

Specifications

| | |
|-----------------|------------------------|
| Building Size: | 9,060 SF |
| Year Built: | 1976 |
| HVAC System: | GFA/ Central Air |
| Electrical: | 100 amp |
| Sprinklers: | No |
| Washrooms: | 2 Multi Stall |
| Ceiling Height: | 8 ft |
| Parking: | Front & Rear 34 Spaces |
| Sewer/Water: | City |
| Zoning: | B4 |
| CAM & Taxes | Included in Rent |
| PIN #: | 13-09-305-008 |

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www.PremierCommercialRealty.com | 847.854.2300 | 9225 S. Route 31, Lake in the Hills, IL 60156

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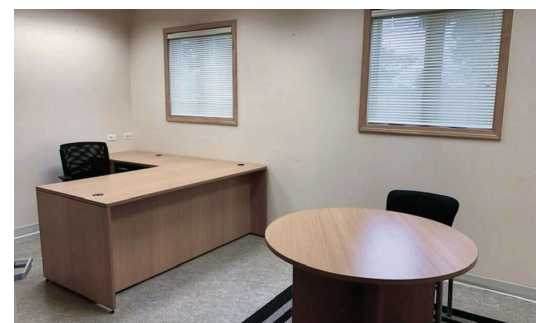
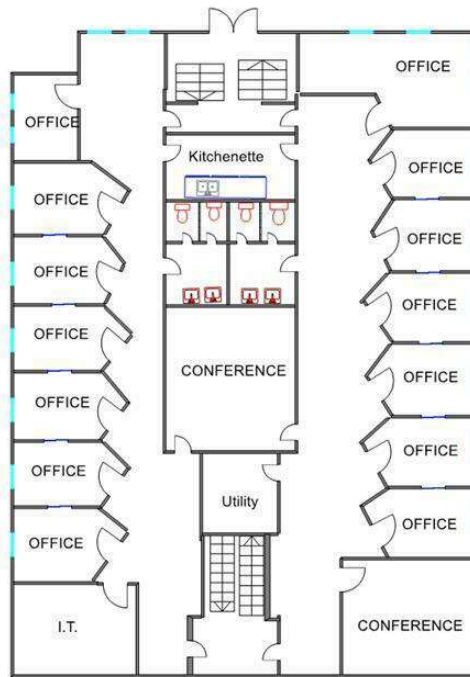
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LOWER LEVEL 4,490 SF
Rear Entrance



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