

200 Berg St
Algonquin, IL 60102

For Lease

MLS #12205906

INDUSTRIAL



INDUSTRIAL END UNIT 5,803 SF

\$4,352/MO. \$9.00 PSF (GROSS)

INDUSTRIAL END UNIT 5,803 SF

UNIT 200: 5,803 SF fully air conditioned end unit industrial condo in multi-tenant building with 400 amp, 240V, 3 phase power, two bathrooms in warehouse, truck dock w/leveler and potential for a DID.

Office consists of large open clerical area, one private office and two bathrooms.

\$4,352/mo. gross lease with CAM and taxes included. Tenant responsible for utilities.

Located just off of Route 62 (Algonquin Road) between Route 31 and Randall Road.

Specifications

Building Size:	34,000 SF
Year Built:	1978
Office Size:	700 SF
HVAC System:	GFA/ Fully A/C
Electrical:	400 amp, 240V, 3 Phase
Sprinklers:	Yes
Washrooms:	4
Ceiling Height:	16 ft
Parking:	Common
DID's:	Potential
Dock:	1 w/leveler
Sewer/Water:	City
Zoning:	M1
CAM & Taxes	Included
PIN #:	19-28-405-013

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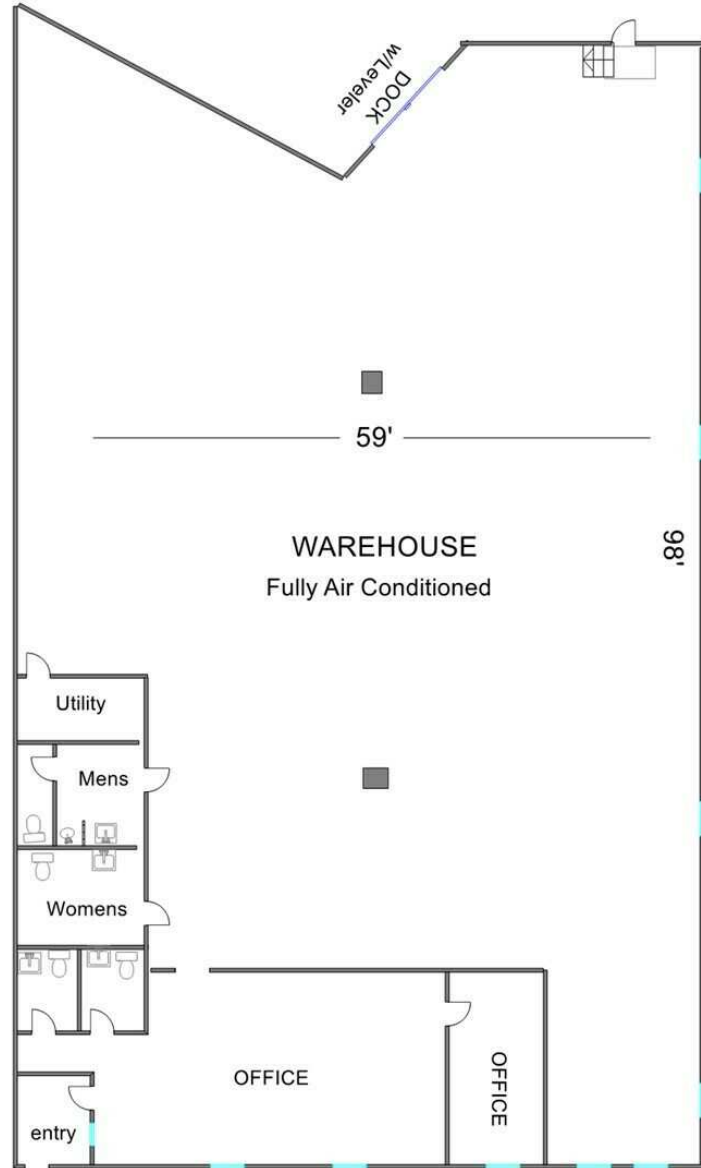
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Measurements Approximate

200 BERG 5,803 SF

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