

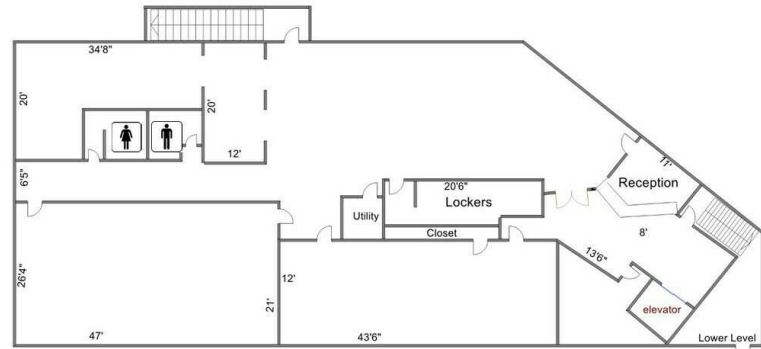
2025 E Algonquin Rd (2nd Floor)

Algonquin, IL 60102

For Lease

MLS #12360414

RETAIL / OFFICE



2025 Algonquin Road - Upper Level

RETAIL / OFFICE 6,500 SF

\$4,875/MO. \$9. PSF (GROSS)

2nd Floor Retail / Office Space Elevator Equipped Bldg.

±6,500 SF, 2nd floor retail or office use located in this multi-tenant, elevator equipped building on Algonquin Road (Route 62) with excellent visibility and over 34,000 vehicles per day.

Former dance studio with 9-12' ceilings. Ideal for uses such as physical therapy, yoga, pilates, craft studio or general office use. \$4,875/mo. gross (includes CAM and taxes).

Demographics	1 Mile	3 Miles	5 Miles
Total Population	8,498	50,577	123,969
Average HH Income	\$126,156	\$118,180	\$126,609

Specifications

Building Size:	21,600 SF
Year Built:	1996
HVAC System:	GFA/ Central Air
Electrical:	200 Amp
Sprinklers:	Yes
Washrooms:	2
Ceiling Height:	9-12'
Parking:	Common 28 spaces
Sewer/Water:	City
Zoning:	B-2
CAM & Taxes	Included in Rent
PIN #:	19-35-451-009

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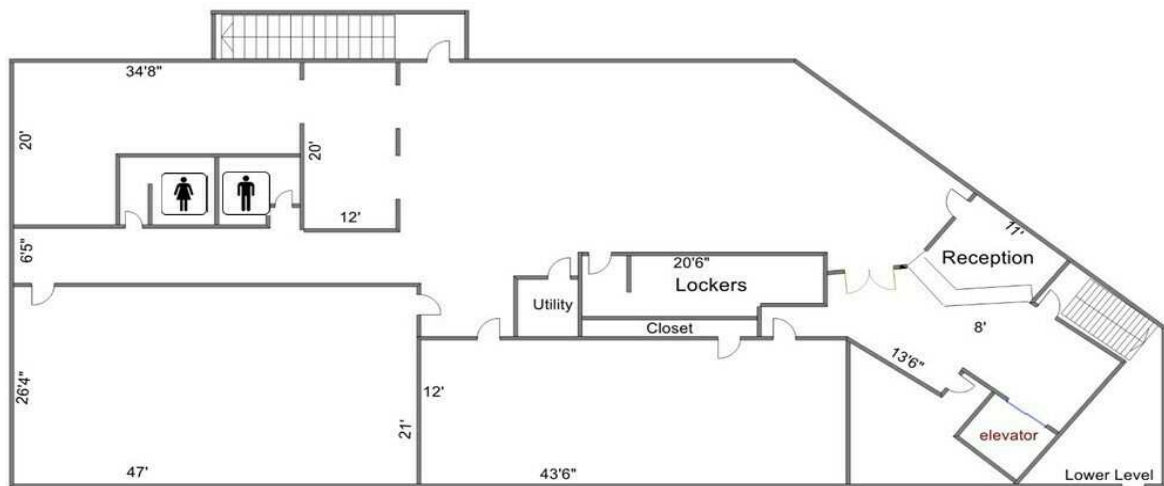
President / Designated Managing Broker
Heather Schweitzer
HeatherS@PremierCommercialRealty.com
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2025 Algonquin Road - Upper Level

*All Dimentions Are Est.

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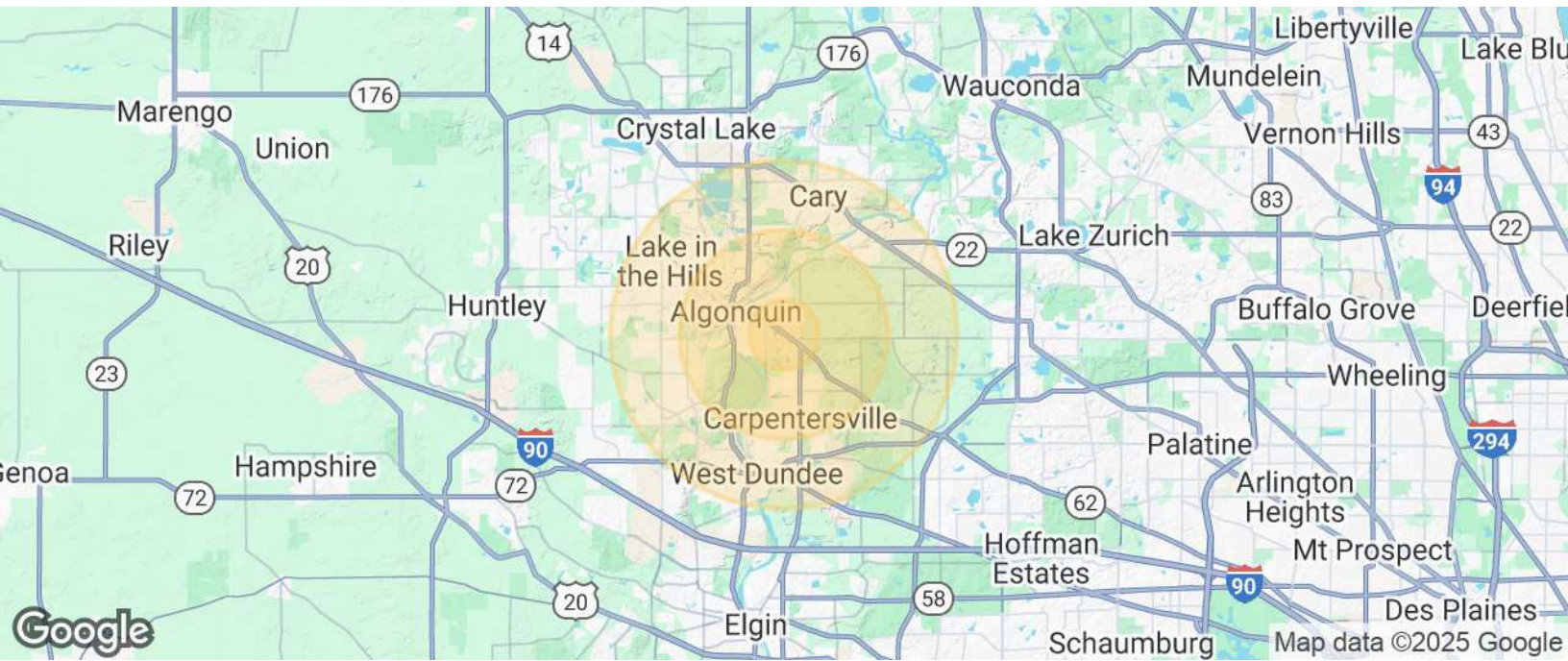
www.PremierCommercialRealty.com | 847.854.2300 | 9225 S. Route 31, Lake in the Hills, IL 60156

2025 E Algonquin Rd (2nd Floor)

Algonquin, IL 60102

For Lease

RETAIL / OFFICE



Population	1 Mile	3 Miles	5 Miles
Total Population	8,498	50,577	123,969
Average Age	42	39	40
Average Age (Male)	41	38	39
Average Age (Female)	43	39	40

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	3,327	17,258	44,293
# of Persons per HH	2.6	2.9	2.8
Average HH Income	\$126,156	\$118,180	\$126,609
Average House Value	\$288,009	\$304,193	\$324,017

Demographics data derived from AlphaMap

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