

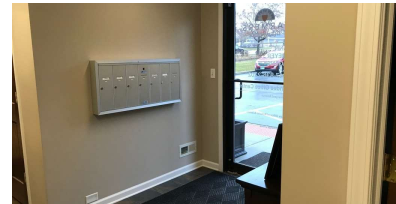
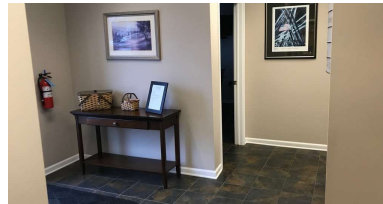
511 Eichler

W Dundee, IL 60118

For Lease

MLS #12398115

OFFICE



OFFICE SUITES 170 & 185 SF

\$500.- \$575. /MO.(FULL SERVICE GROSS)

Office Suites 170 SF & 185 SF

2 suites available in this 2-story multi-tenant building, located just minutes from I-90 and Route 31 interchange.

Full service gross with all utilities, taxes, CAM and open Wi-Fi included. Common ADA bathrooms on both floors, common kitchenette and lighted parking with video surveillance.

Also includes interior signage, directory and exterior electronic sign/message center. Some furnishings offered as well.

Suite 203: 170 SF \$500/mo. (\$35.29 psf) Full service gross

Suite 204: 185 SF \$575/mo. (\$37.30 psf) Full service gross

Rate remains flat on a 3 year lease. Contact Sharon for details

Specifications

Building Size:	3,240 SF
Year Built:	1972
HVAC System:	GFA/ Central Air
Electrical:	100 amp
Sprinklers:	yes
Washrooms:	common
Ceiling Height:	8 ft
Parking:	Lighted Parking Lot with Video Surveillance
Sewer/Water:	City
Zoning:	O
Utilities:	Included
CAM & Taxes	Included
PIN #:	03-27-206-030

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W Dundee, IL 60118

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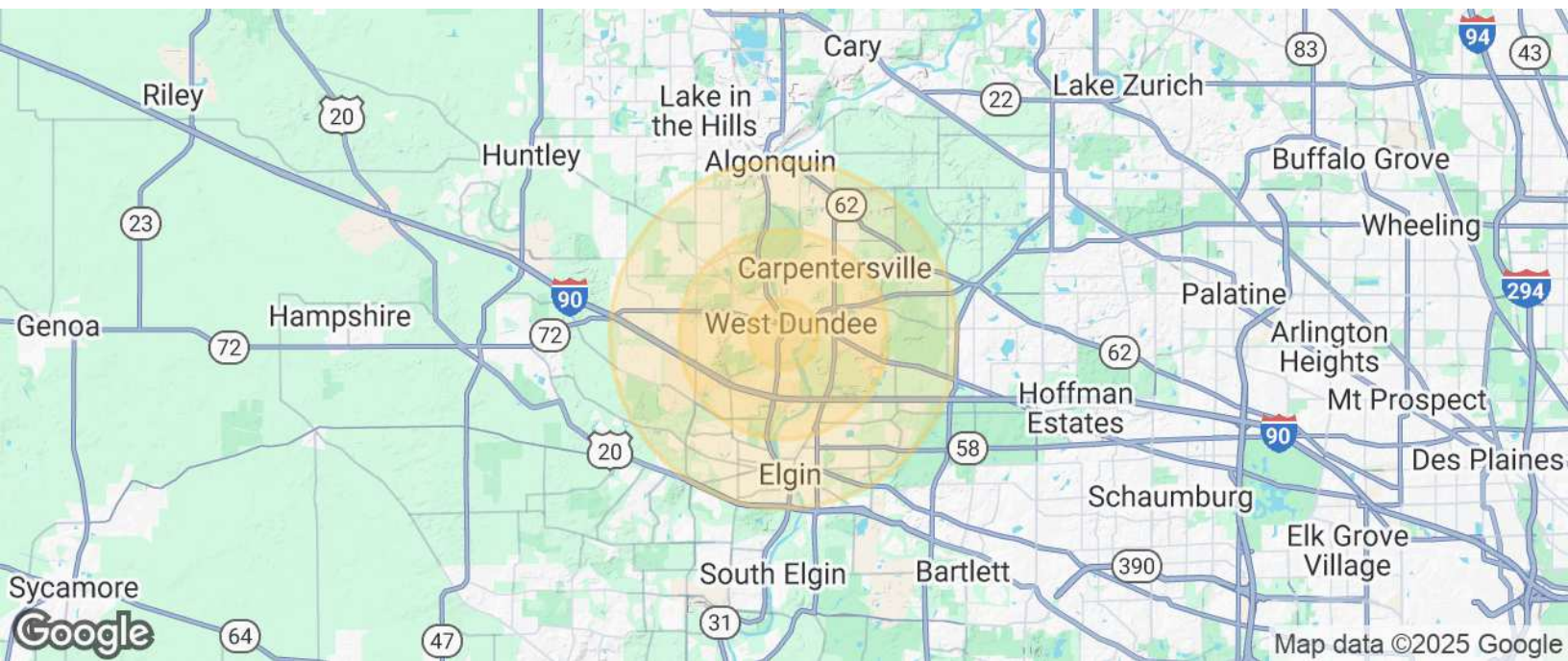
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511 Eichler

W Dundee, IL 60118

For Lease

OFFICE



Population	1 Mile	3 Miles	5 Miles
Total Population	6,727	56,092	173,341
Average Age	43	38	38
Average Age (Male)	42	38	38
Average Age (Female)	44	39	39

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,872	19,716	59,371
# of Persons per HH	2.3	2.8	2.9
Average HH Income	\$120,019	\$109,288	\$113,386
Average House Value	\$339,582	\$281,903	\$289,862

Demographics data derived from AlphaMap

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