

912 Northwest Hwy #209

Fox River Grove, IL 60021

For Sale

MLS #12043333

OFFICE



PROFESSIONAL OFFICE CONDO

REDUCED \$129,900 (\$59.89 PSF)

Partially Furnished Office Condo 2,169 SF (2,880 SF including common areas)

Suite 209: Price Reduced again! Lowest price in the complex! Partially furnished office condo in a well maintained multi-tenant professional office building. Conveniently located on Route 14 (Northwest Highway) and near Route 22 in Fox River Grove (close to Good Shepherd Hospital).

This 2nd floor corner condo offers lots of natural light and includes a welcoming reception area, nice sized conference room, kitchenette and large open area with cubicles. Elevator or stair access, common bathrooms and common parking.

Each condo owner has free, 24 hour access to the lower level that offers an oversized break room, fitness center and mail room. Association dues are \$1,249.59/mo.

Take advantage of SBA financing available with only 10% down. Price has been significantly reduced, as seller is very motivated. Only \$59.89 psf.

Specifications

Building Size:	51,248 SF
Year Built:	2004
HVAC System:	GFA
Electrical:	100 amp
Sprinklers:	Yes
Washrooms:	common
Ceiling Height:	9 ft
Parking:	130 Common
Sewer/Water:	City
Zoning:	B1
Taxes:	\$5,237.56 (2023)
Association:	\$1,249.59/Mo.
PIN #:	20-20-255-158

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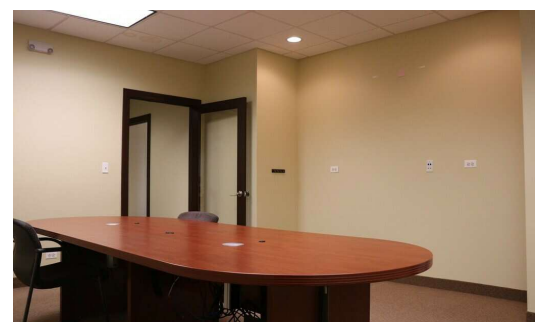
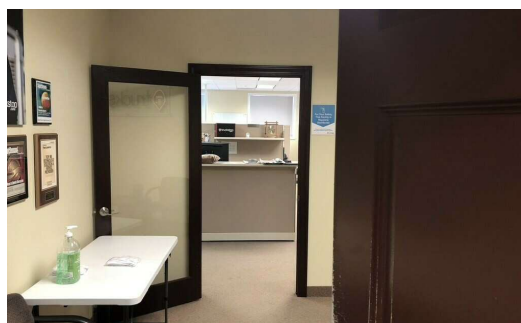
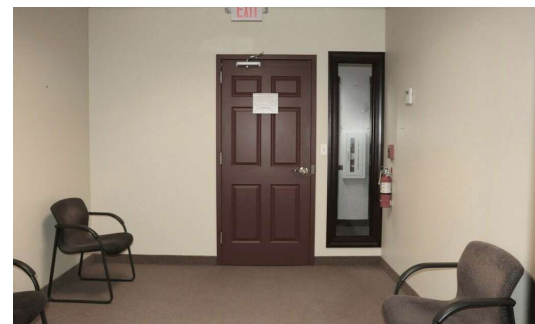
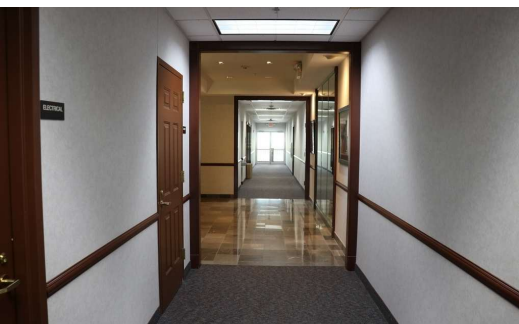
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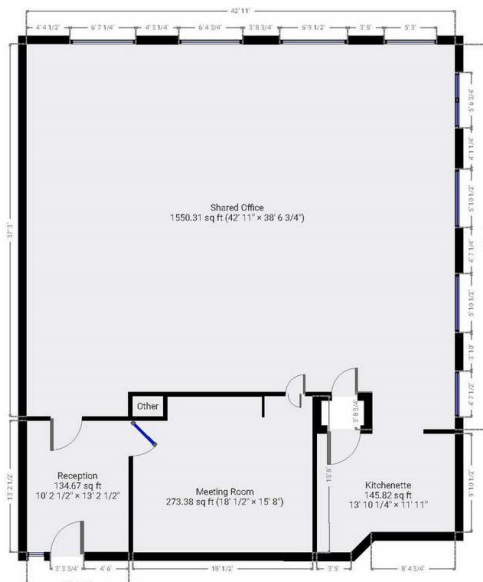
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