

911 ARMSTRONG ST.
ALGONQUIN, IL 60102



\$3,239/MO | \$12 PSF GROSS



PROPERTY DESCRIPTION

INDUSTRIAL SPACE
3,239 SF

Unit 911: 3,239 SF end unit with approximately 700 SF of office, 2 restrooms, mezzanine storage above office, ample power, 1 dock, and common parking.

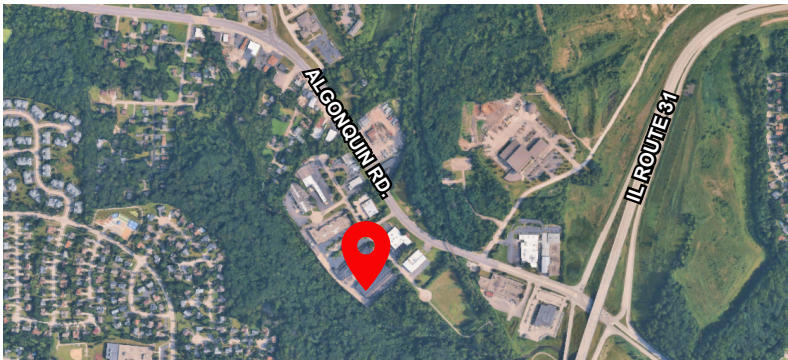
Ideal for a small machine shop.

Located in the Algonquin Industries Business Park off of Rt. 62 (Algonquin Rd.) between Randall Rd. and Route 31.



SPECIFICATIONS

✓ MLS:	#12774252
✓ Building Size:	34,000 SF
✓ Year Built:	1978
✓ Office:	± 700 SF
✓ HVAC:	GFA/Office has A/C
✓ Electrical:	400 Amp, 3 Phase
✓ Sprinklers:	Yes
✓ Washrooms:	2 (Multi-Stall)
✓ Ceiling Height:	15-17'
✓ DIDs:	No
✓ Docks:	1
✓ Parking:	Common
✓ Sewer/Water:	City / City
✓ Zoning:	M-1
✓ Taxes & CAM:	Included
✓ PIN:	19-28-451-002



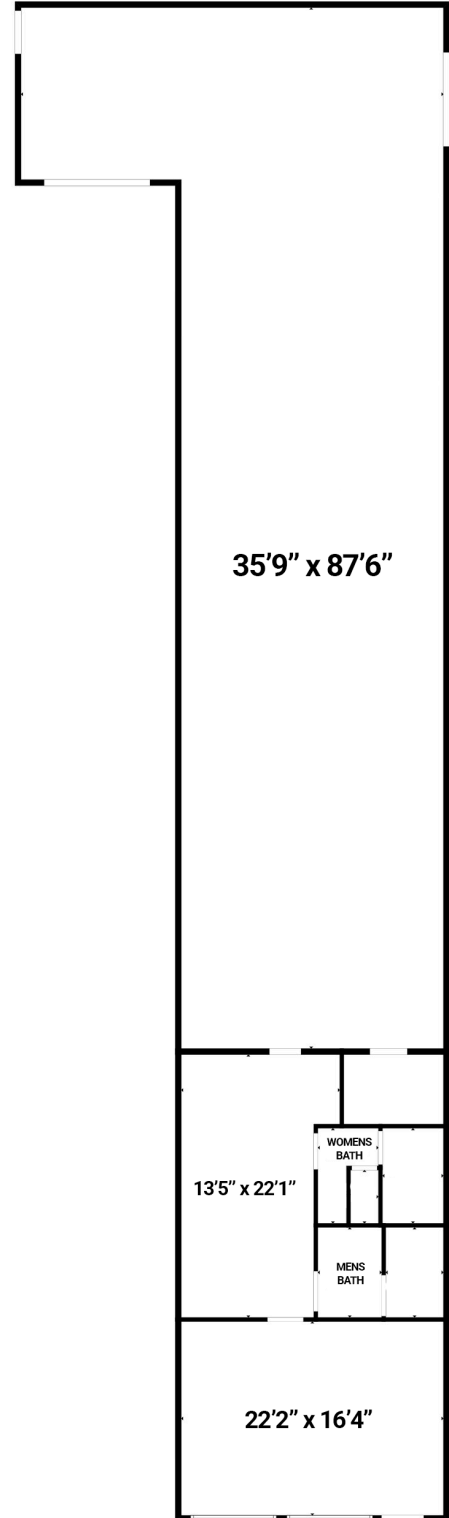
HEATHER SCHWEITZER

President & Designated Managing Broker
HeatherS@PremierCommercialRealty.com
O: 847-854-2300 x15 / C: 815-236-9816

AUSTIN SCHWEITZER

Broker Associate
AustinS@PremierCommercialRealty.com
O: 847-854-2300 x16 / C: 815-236-9972

911 ARMSTRONG ST.
ALGONQUIN, IL 60102



HEATHER SCHWEITZER

President & Designated Managing Broker
HeatherS@PremierCommercialRealty.com
O: 847-854-2300 x15 / C: 815-236-9816

AUSTIN SCHWEITZER

Broker Associate
AustinS@PremierCommercialRealty.com
O: 847-854-2300 x16 / C: 815-236-9972