

# FOR LEASE

## OFFICE/WAREHOUSE SPACE AVAILABLE 1095 PINGREE ROAD, CRYSTAL LAKE, IL



### PROPERTY HIGHLIGHTS

OFFERING:	For Lease
BUILD-OUT:	Office / Warehouse
RESTROOMS:	Private (In Unit)
UTILITIES:	Tenant's Responsibility
ELEVATOR:	Elevator Access
LAKE VIEWS:	Scenic Views of Three Oaks Recreation Center
MANAGEMENT:	Professional On-Site Property Manager
PARKING:	Common Shared
BUILDING AGE:	2003
LOT SIZE:	6.88 Acres
ACCESS:	Easy Access to Route 31, NW Highway, Randall Rd.



**Tim Billmack**  
**Managing Broker**  
**815.355.0196**  
**billmackt@gmail.com**

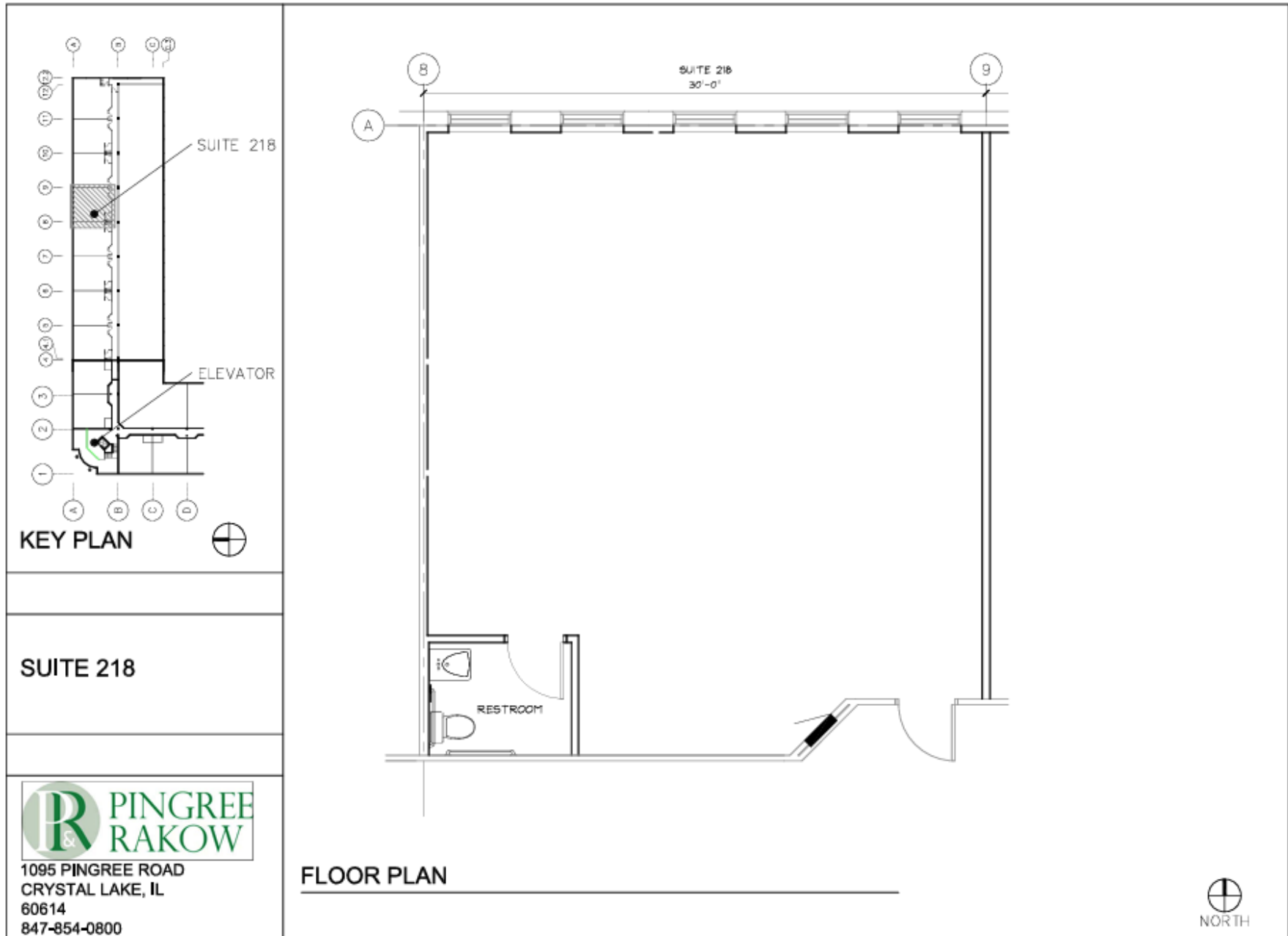
UNIT	SF	GROSS RATE	MONTH	UNIT	SF	GROSS RATE	MONTH
218	1,020	\$17 SF	\$1,445	220-221	2,185	\$17 SF	\$3,095
Outside Storage	1/2 Acre	Fenced	\$2,000	102	2,400	\$14 SF	\$2,800
Outside Storage	1/2 Acres	Gravel	\$1,200				



# NEIGHBORHOOD AERIAL MAP

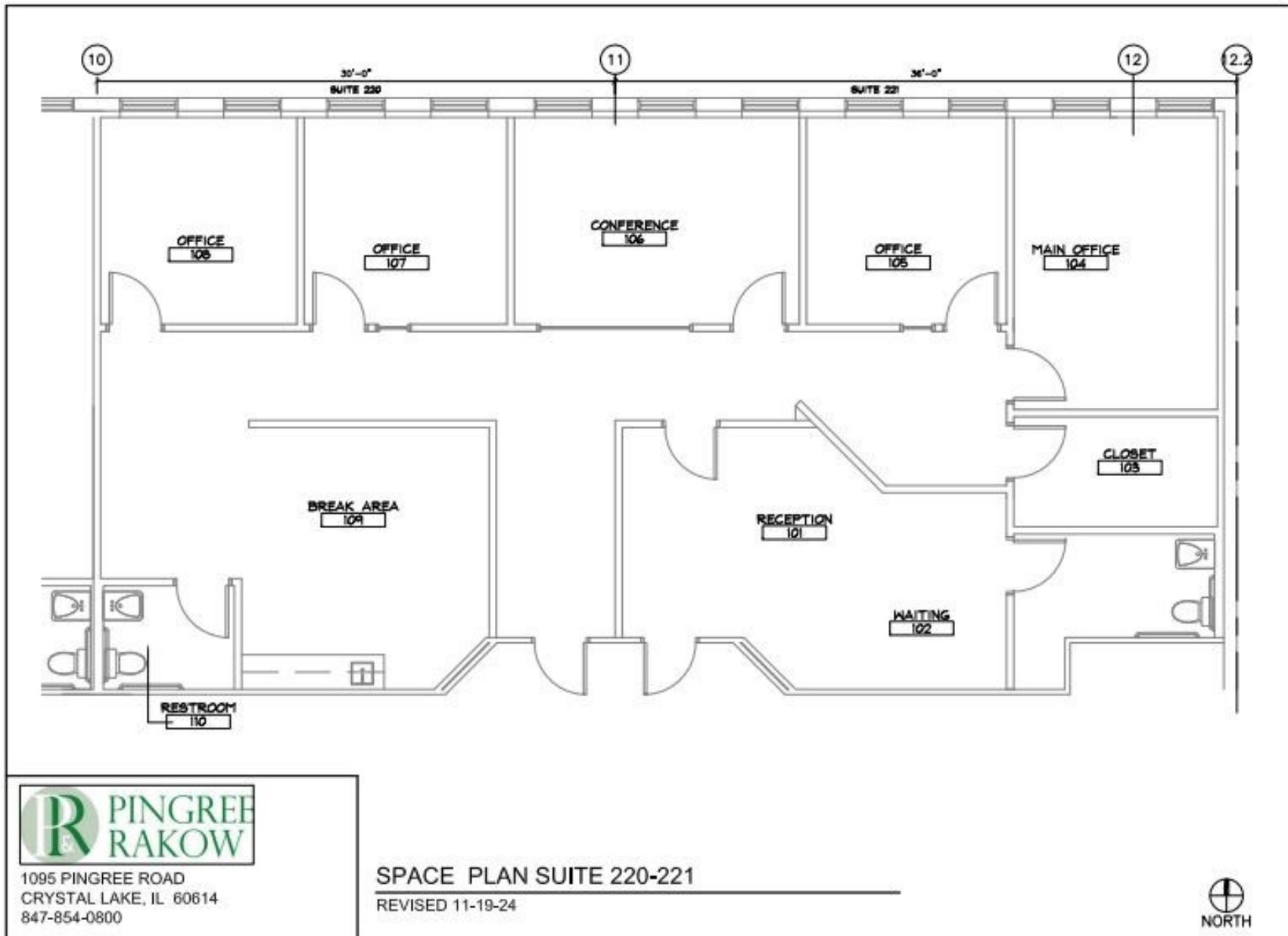


# 218 FLOOR PLAN

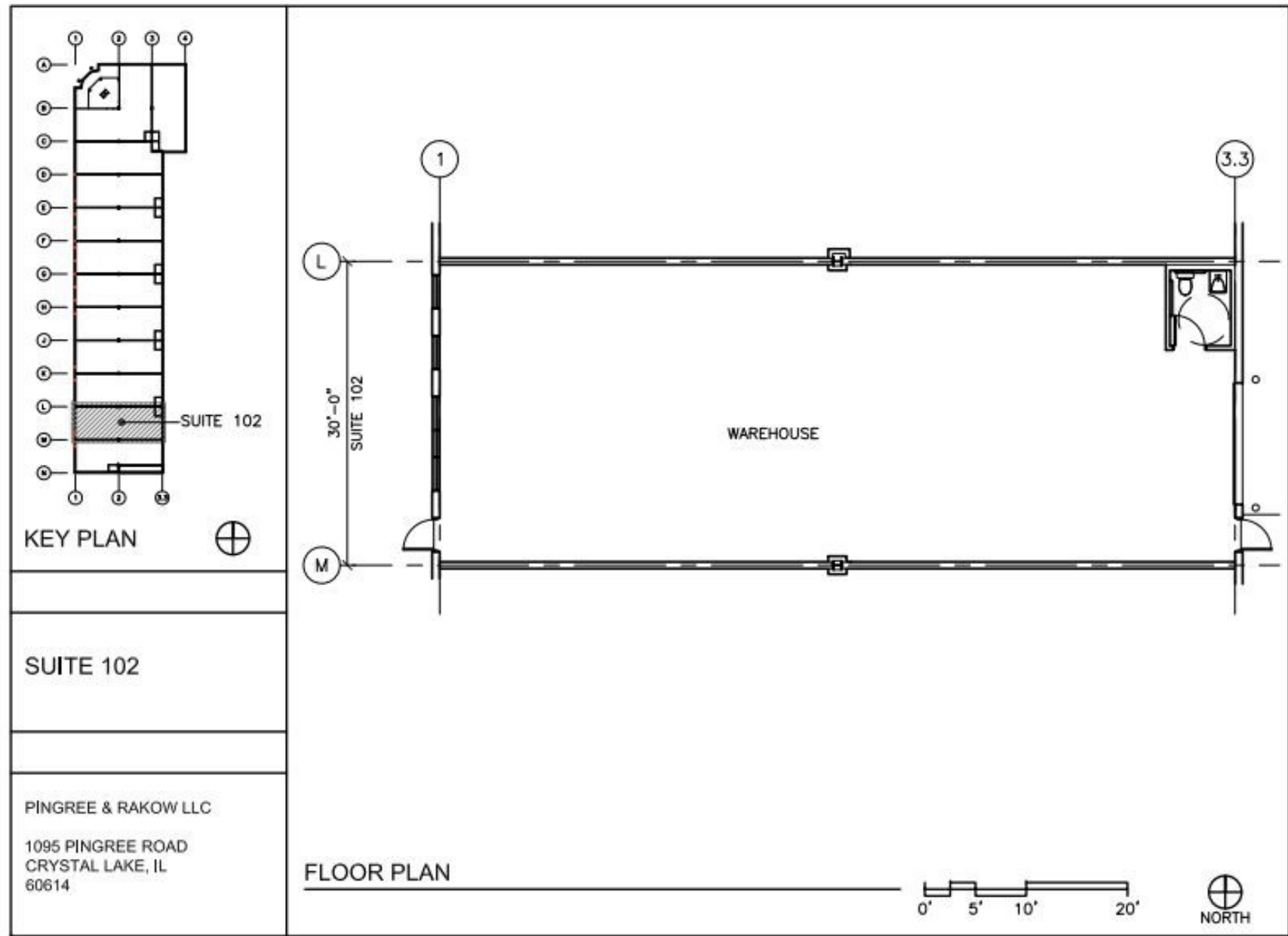




# 220-221 FLOOR PLAN

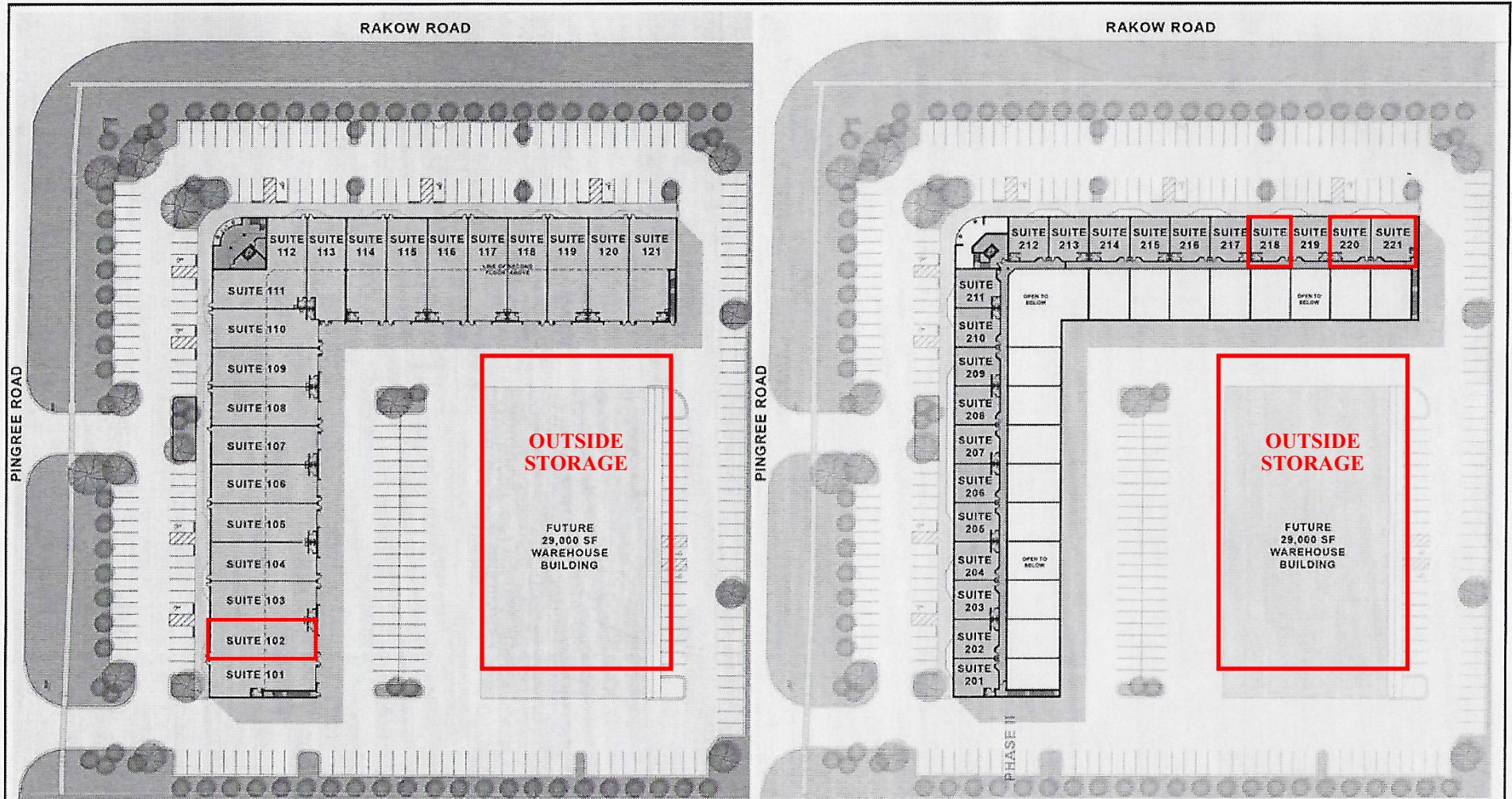


# 102 FLOOR PLAN





# BUILDING LEASING PLAN



Pingree & Rakow  
1095 Pingree Road  
Crystal Lake, Illinois

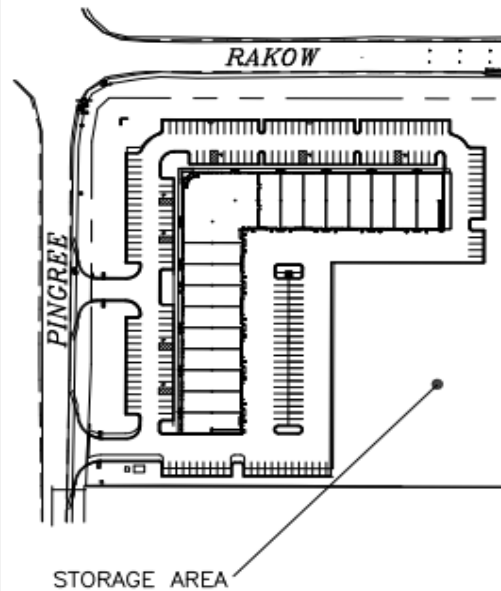
FLOOR PLANS

SCALE: 1/32" = 1'-0"





# OUTSIDE STORAGE

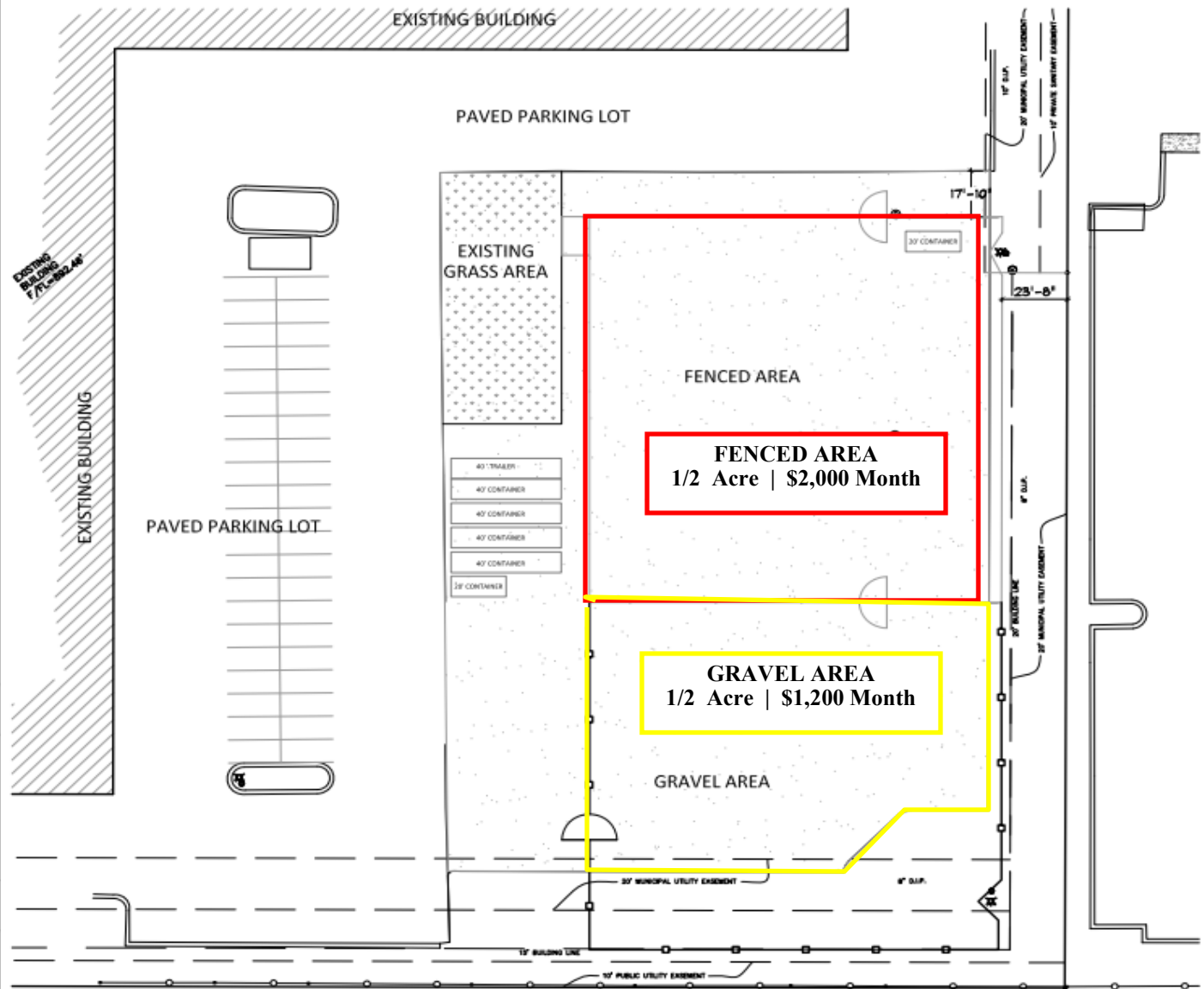


KEY PLAN

1095 PINGREE RD.  
FENCED STORAGE AREA



1095 PINGREE ROAD, SUITE 300  
CRYSTAL LAKE, IL 60614  
847-854-0800

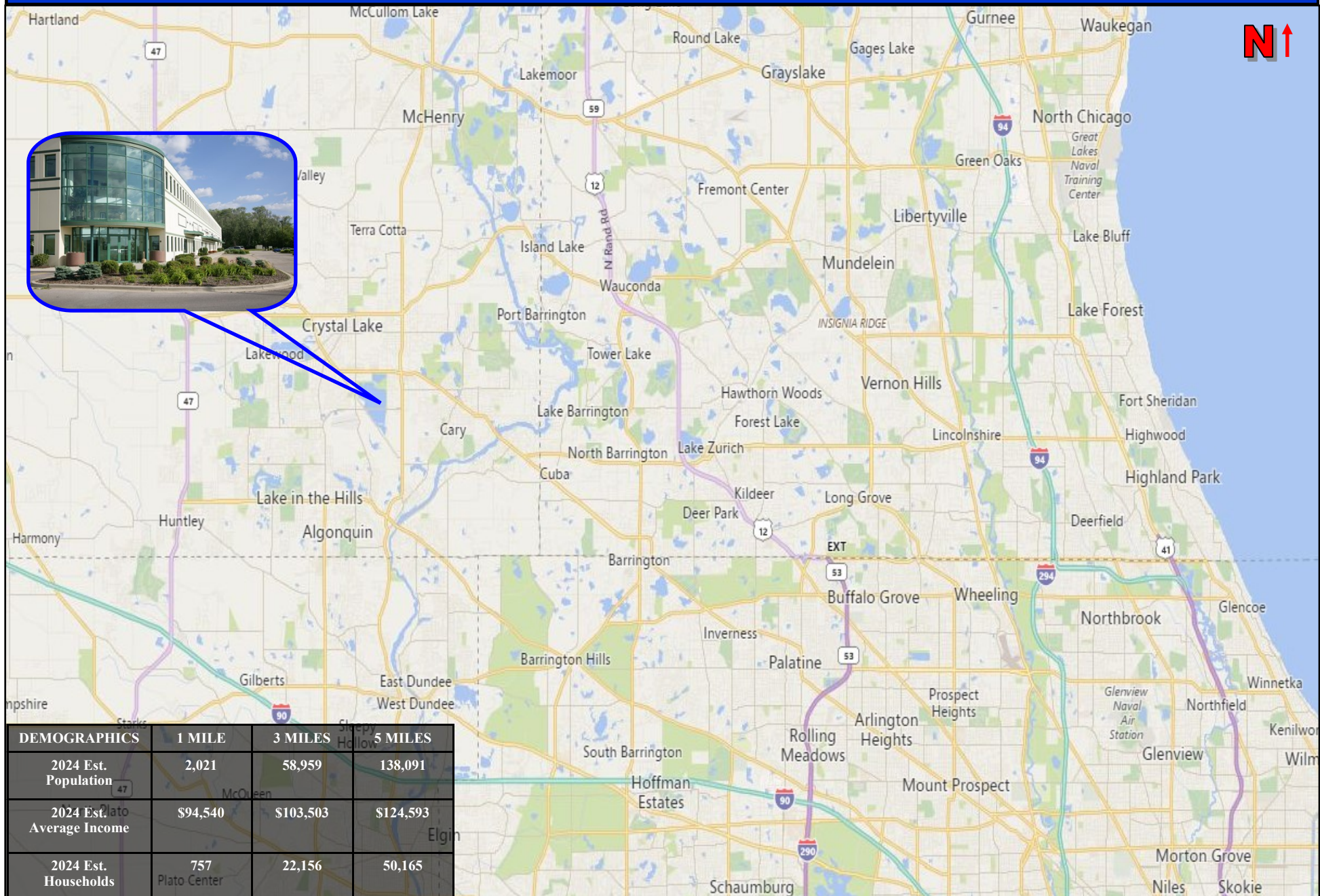


STORAGE AREA PLAN

1-08-19



# STREET MAP & DEMOGRAPHICS



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