

# OFFICE SPACE FOR LEASE

## 1251 N PLUM GROVE RD, SCHAUMBURG, IL

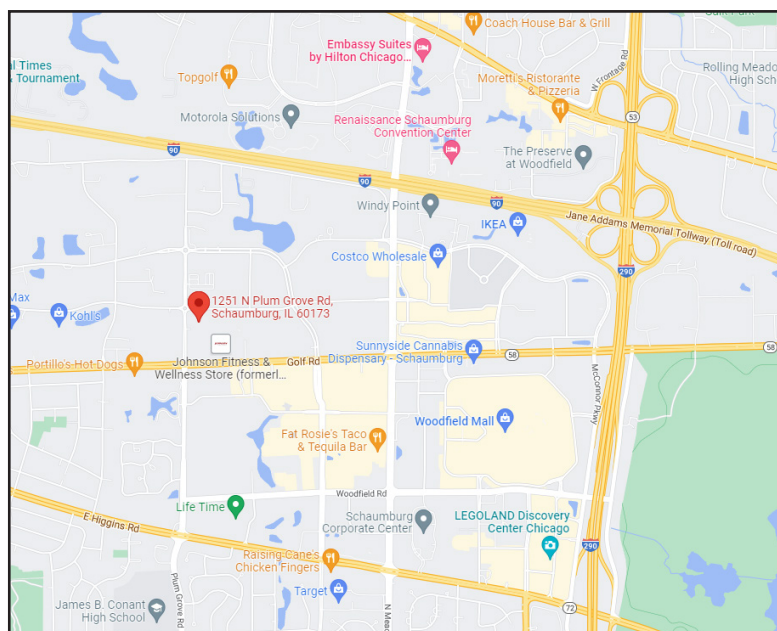


### BUILDING FEATURES:

- 200 - 4,916 SF Available
- Ample Parking
- Tenant controlled HVAC
- Hotels, Shopping and Dining nearby
- Convenient Tollway Access
- Comcast high-speed internet available
- Onsite Ownership and Management
- Beautiful Courtyard and Ornamental Landscaping
- **Rental Rate: \$11.50 - \$13.50 Modified Gross**

### AVAILABLE SPACE:

SUITE	SIZE	CONTIGUOUS/DETAILS
130	225-350 SF*	Move in ready Executive Suites **Includes Gas Electric & Wi-fi!
170	4,916 SF	Open Office Area w/ great window line & Large conference room
200	200-375 SF	Move in ready Executive Suites



### FOR MORE INFORMATION:

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ray@chicagolandcommercial.com

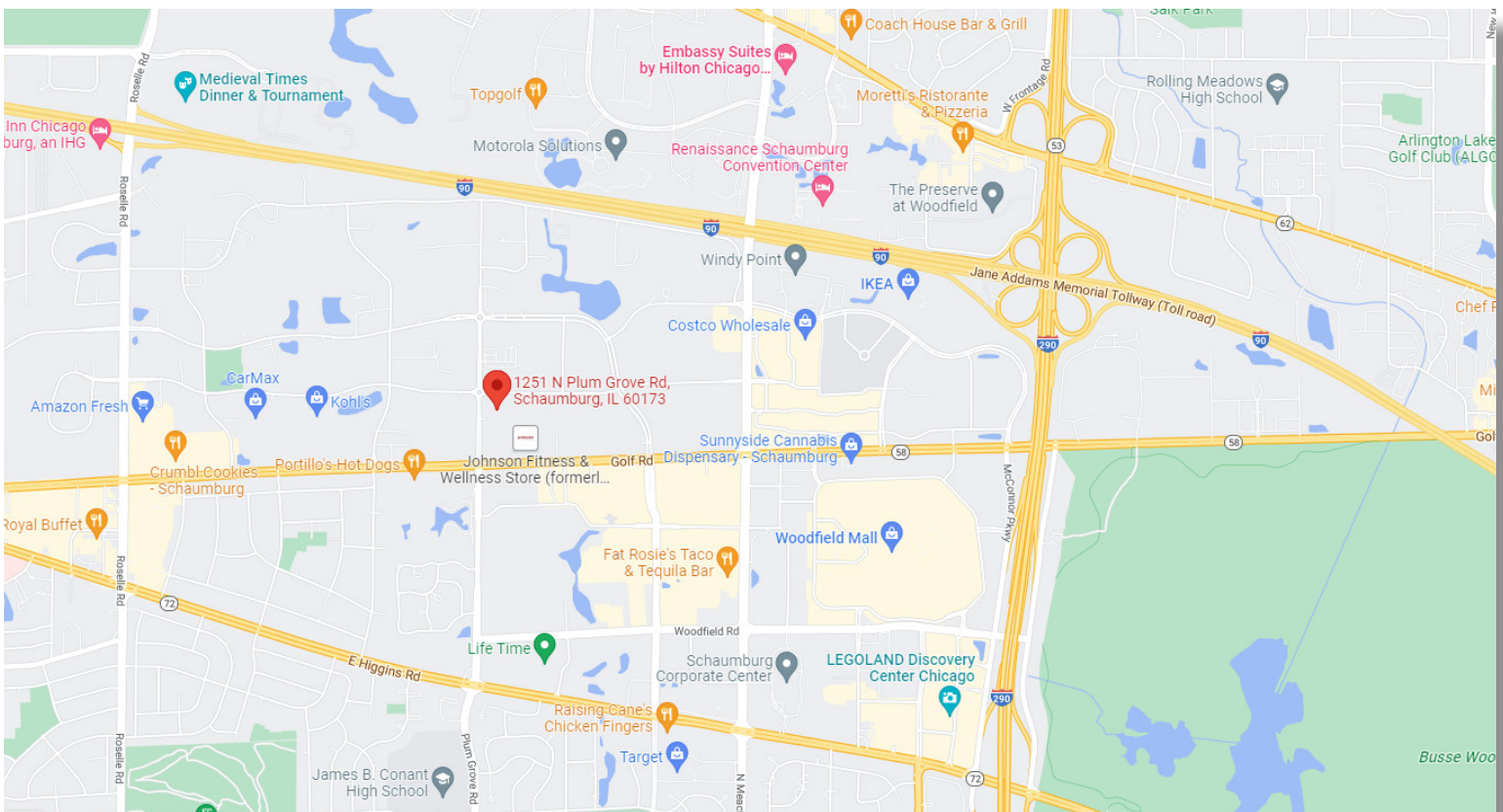
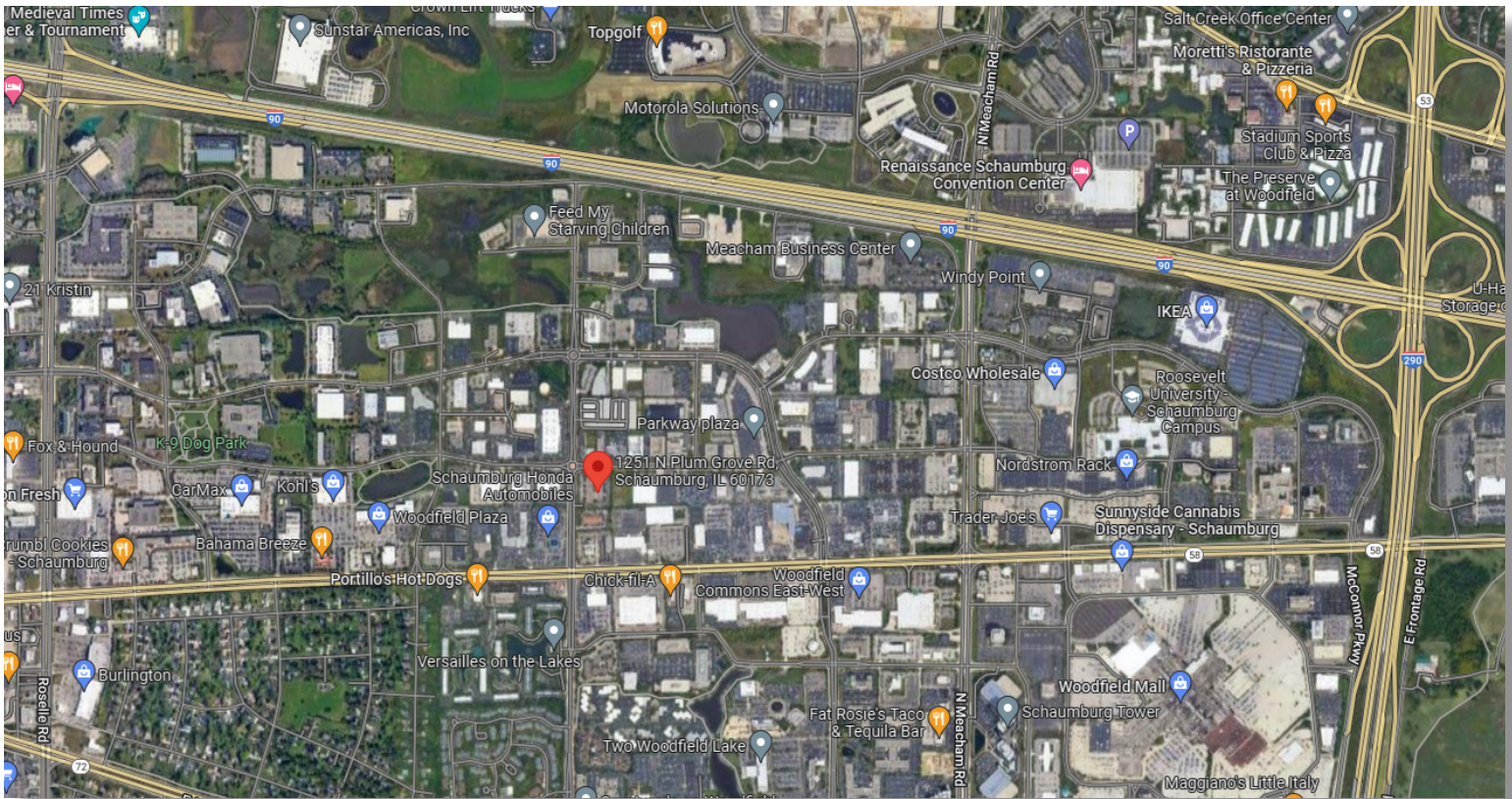


4811 Emerson-Suite 112, Palatine, IL 60067

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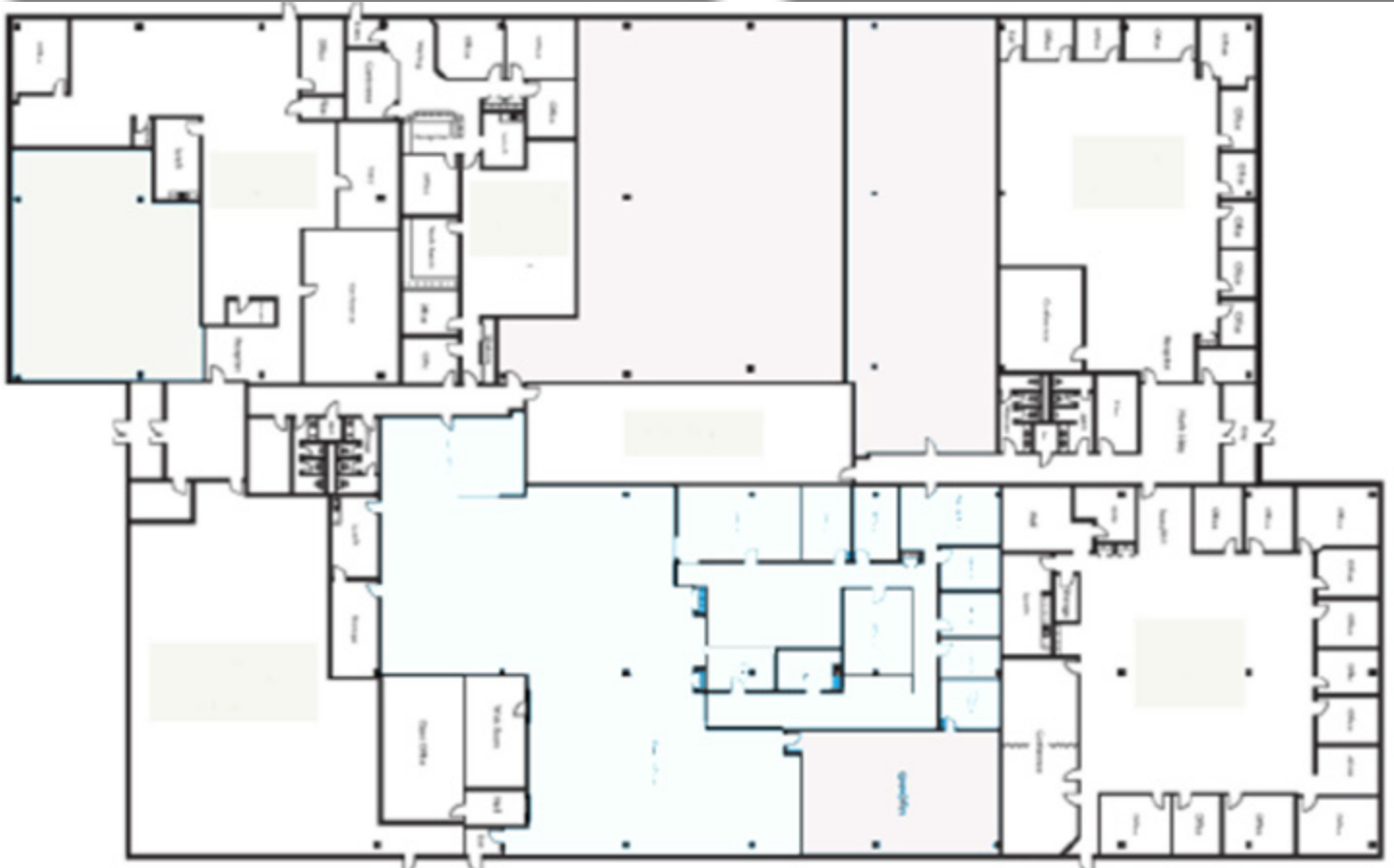
### AREA MAPS



# OFFICE SPACE FOR LEASE

1251 N PLUM GROVE RD, SCHAUMBURG, IL

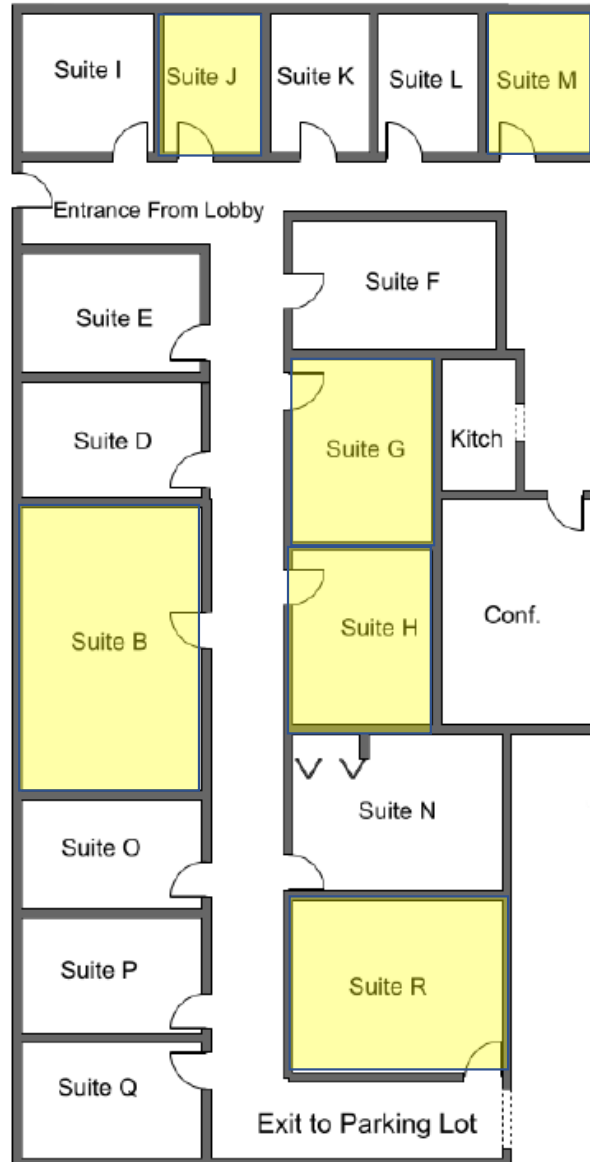
## SITE PLAN



# OFFICE SPACE FOR LEASE

## 1251 N PLUM GROVE RD, SCHAUMBURG, IL

FLOOR PLAN - SUITES 130  
225-700 SF



Suite	Rentable SF*	Monthly Rent	Window
130-B	700	\$950	yes
130-G	365	\$475	No
130-H	400	\$475	No
130-J	225	\$395	No
130-M	225	\$395	No
130-R	470	\$495	no

WiFi available for \$35 per month

\*Rentable SF includes use of common areas including kitchen, conference room, & reception areas  
Monthly Rent includes heating, cooling, & electricity.

# OFFICE SPACE FOR LEASE

1251 N PLUM GROVE RD, SCHAUMBURG, IL

FLOOR PLAN - SUITES 170  
4,916 SF



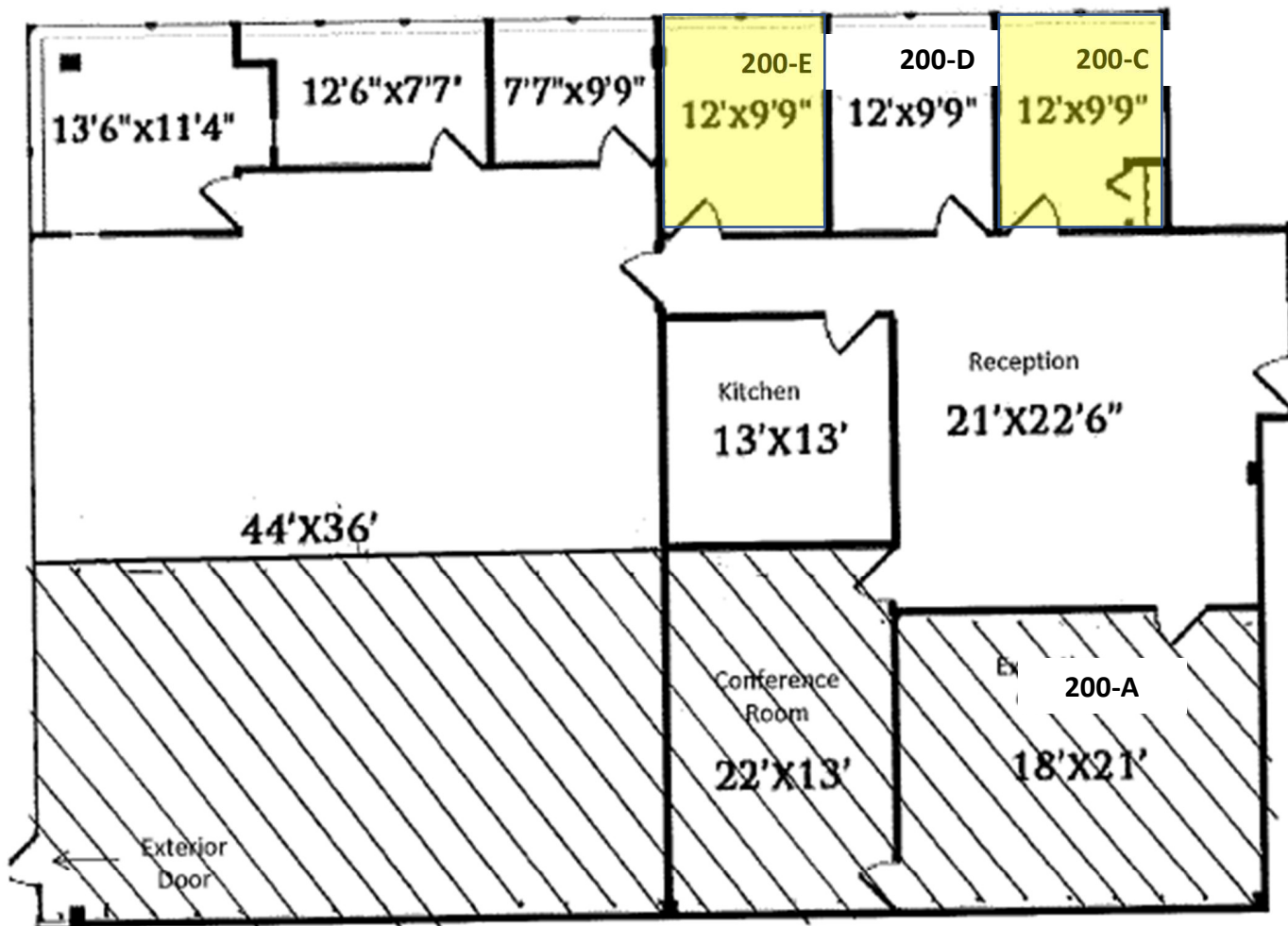
1251 Plum Grove Rd. Suite 170  
Schaumburg, IL 60173

4916 Rentable SF

# OFFICE SPACE FOR LEASE

## 1251 N PLUM GROVE RD, SCHAUMBURG, IL

FLOOR PLAN - SUITE 200  
 ALL INCLUSIVE EXECUTIVE SUITES FROM 225-350 SF



1251 N. Plum Grove Rd, Schaumburg

Suite 200

Suite	Approximate SF*	Monthly Rent	Window
200-C	120	\$495	yes
200-E	120	\$495	yes

\*Approximate SF includes use of common areas including kitchen, conference room, & reception areas  
 Monthly Rent includes heating, cooling, & electricity.