

340 Commerce Drive, Crystal Lake, IL

± 21,250 SF FOR LEASE



SPECIFICATIONS

AVAILABLE SIZE: 21,250 SF

OFFICE SIZE: 2,000 SF

LOT SIZE: 3.19 Acres

LOADING: 4 Docks, 1 DID (16'x16')

CEILING HEIGHT: 18' Clear

BAY SIZE: 30'x30'

POWER: 600 Amps/480 Volts – 3 Phase

ZONING: M

AGE: 1994

SPRINKLERED: Yes

PARKING: 85 Spaces

REAL ESTATE TAXES: \$1.45 PSF (2016)

CAM: Tenant Responsible for Snow/Landscaping

LEASE RATE: \$4.95 PSF NNN

- Modern Precast Construction with Exceptional Window Lines
- Curved Architectural Features
- Heavy Parking – 85 Spaces
- New Roof
- Recent Renovations

Contact:

Mike DeSerto
224-588-3026
mdeserto@entrecmercial.com

Cory Kay
224-532-2497
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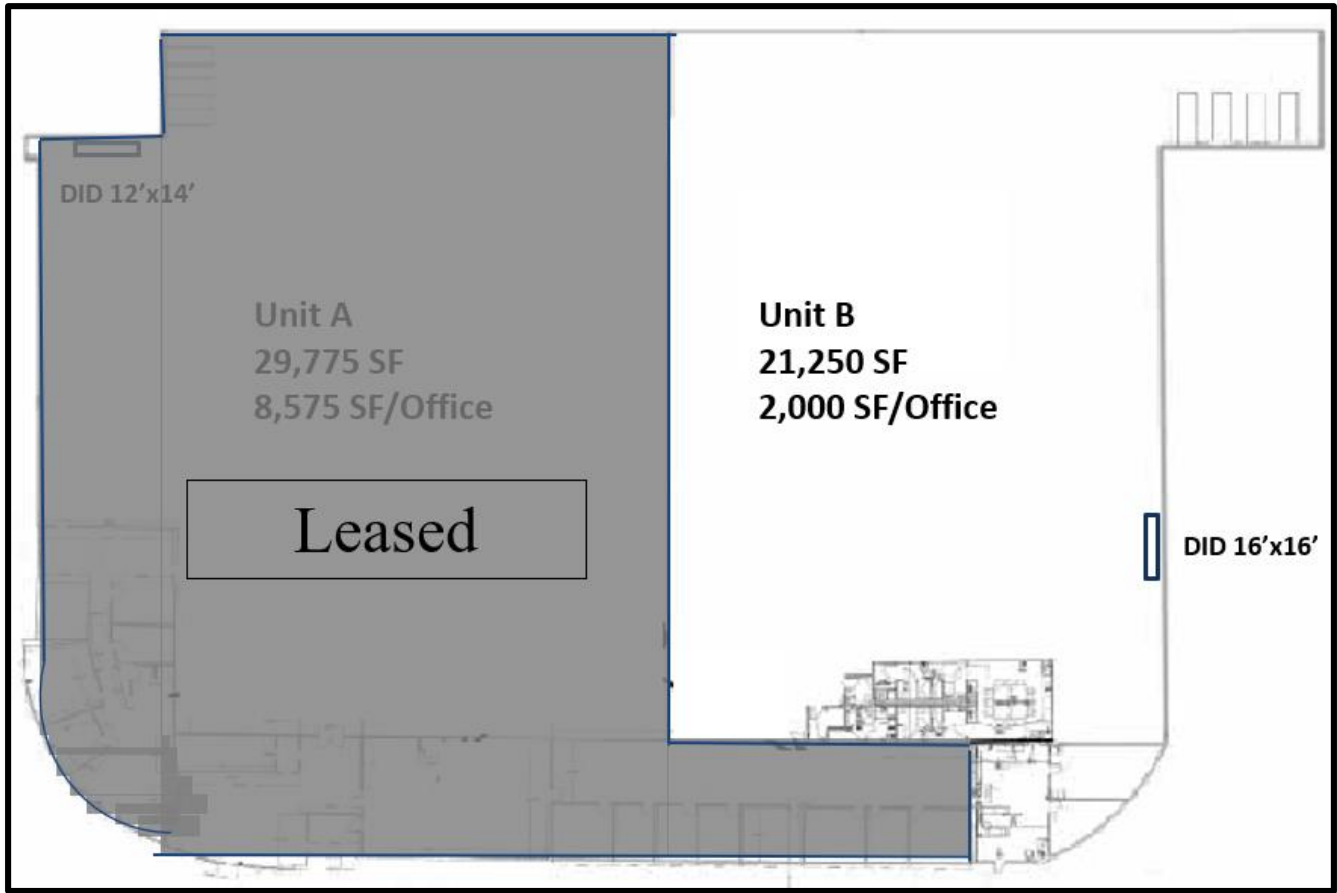
www.entrecmercial.com

3550 Salt Creek Lane, Suite 104, Arlington Heights, IL. 60005

ENTRE
Commercial Realty LLC

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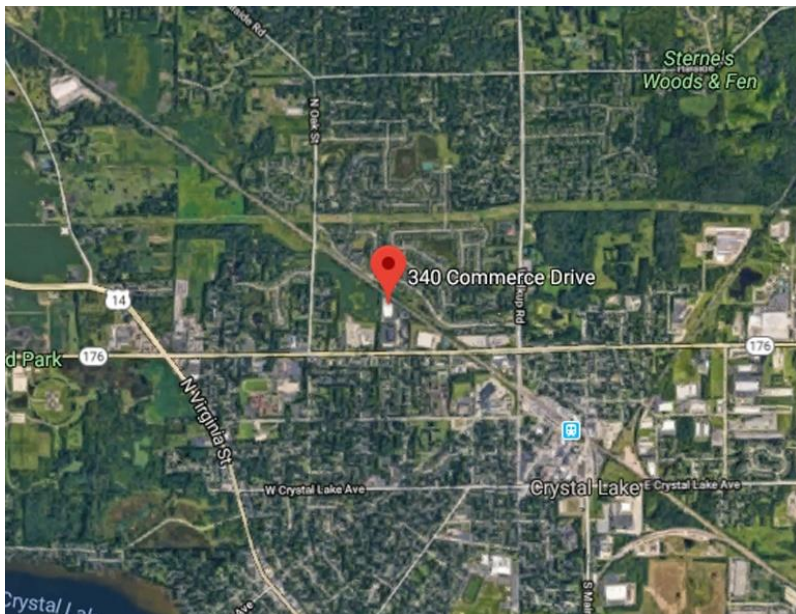
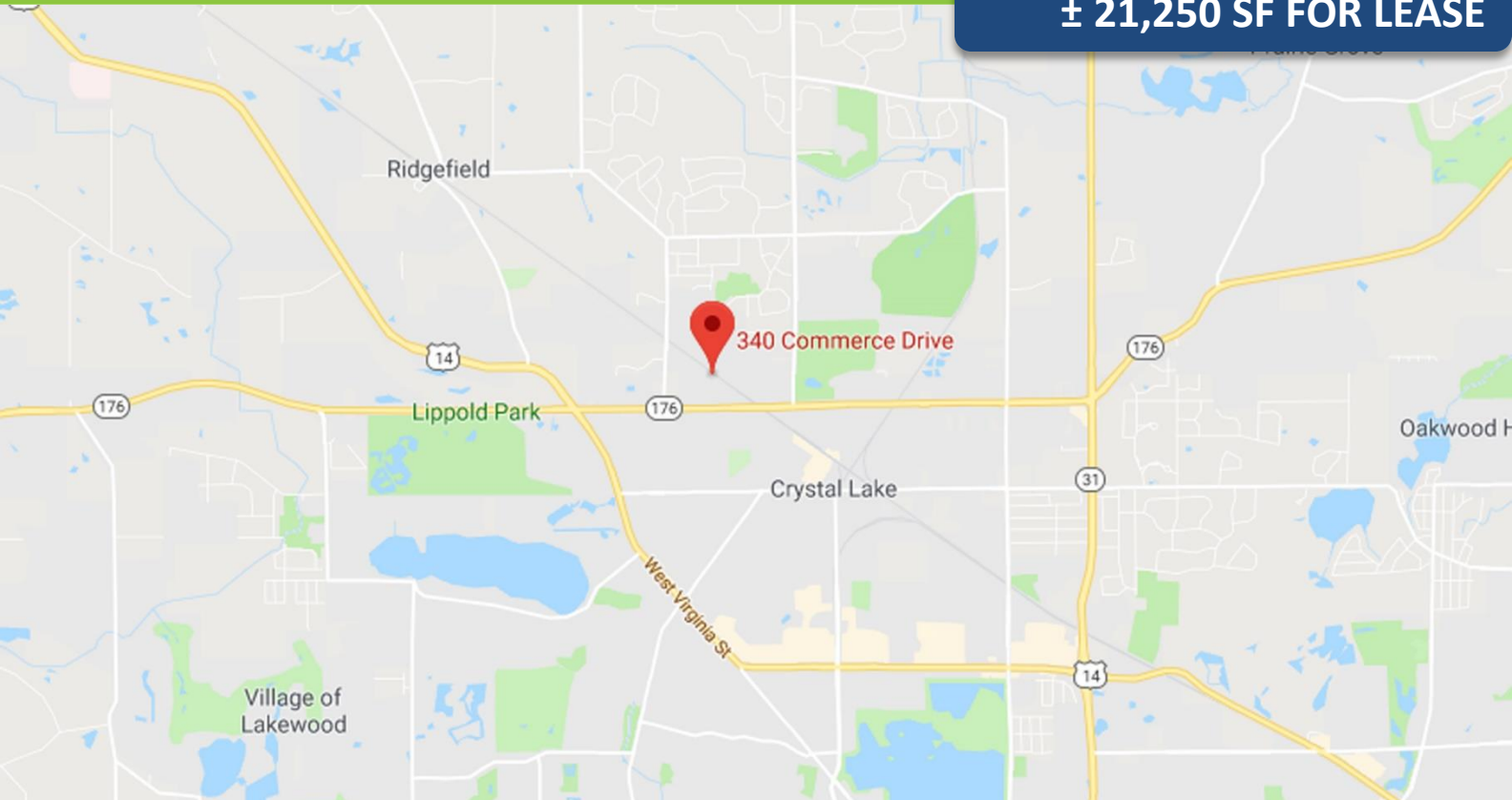
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