

## Retail Space

- 1,998 SF - Former Fitness Space

## FOR LEASE PROPERTY SPECIFICATIONS

<b>Description:</b>	Retail Space
<b>For Lease:</b>	1,998 SF Existing Cross Kicks
<b>Center Size:</b>	18,256 SF
<b>Year Built:</b>	2004
<b>HVAC System:</b>	Gas Forced Air
<b>Sprinklered</b>	Yes
<b>Bathroom:</b>	One
<b>Ceiling:</b>	Open painted ceilings
<b>Sewer/Water:</b>	Village
<b>Zoning:</b>	B2 PUD
<b>Real Estate Taxes:</b>	\$5.46 PSF (2020)
<b>CAM &amp; Insurance:</b>	\$2.31 PSF (2020)
<b>Lease Term:</b>	<b>3 Years Minimum</b>
<b>Lease Price:</b>	<b>\$19.50 PSF, NNN</b>



## PROPERTY OVERVIEW

1,998 SF

- 1,998 SF former fitness space with open painted ceiling and bathroom
- Prime exposure to Randall Rd retail corridor
- Located across the street from Algonquin Commons and Walmart
- Join Montarra Grill, Diamond Physical Therapy, Jeweler, Plato's Closet, Mathnasium and Blue Ribbon Millwork
- Adjacent to BP Amoco/Dunkin Donuts
- PIN: 19-32-351-024

### Presented By:

**Linda Kost**  
Senior Broker/Partner  
847.910.8820  
LKost@realtymetrix.com

**Dave Schmidt**  
Managing Broker/Partner  
847.404.3851  
DSchmidt@realtymetrix.com

Realty Metrix Commercial  
2390 Esplanade Drive  
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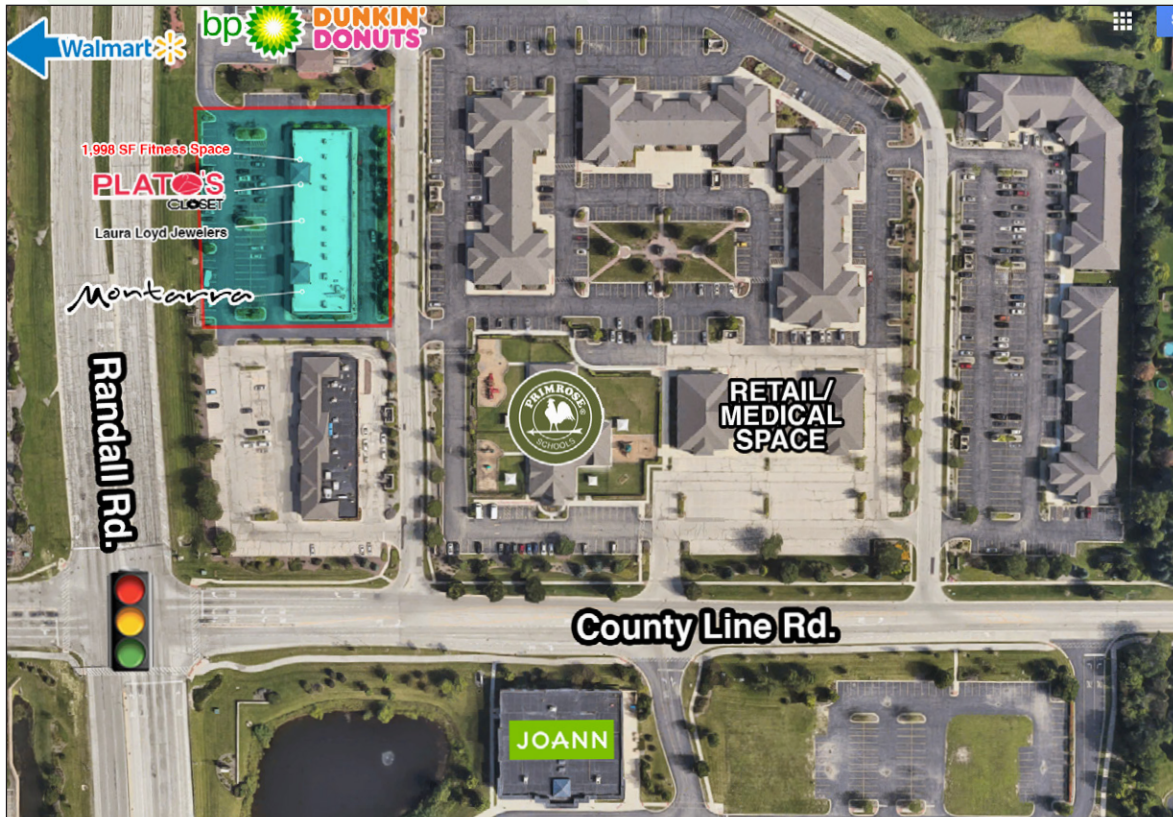
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