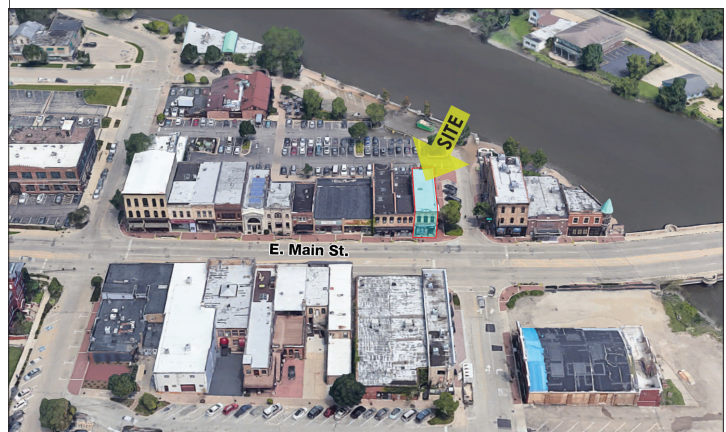


**FOR LEASE**  
EXECUTIVE OFFICE

## PROPERTY SPECIFICATIONS

**Description:** Office  
**Space Available:** 192, 255 SF  
**HVAC System:** Zoned  
**Power:** 200 Amp  
**Ceiling:** 10'  
**Possession:** Immediate  
**Sewer/Water:** Village of West Dundee  
**Zoning:** Business - Commercial  
**Gross Lease Price:** Unit A (12' x 16', 192 SF) - \$750/mo  
Unit B (15'x17', 255 SF) - \$850/mo

**LOFT FEEL - NEWLY RENOVATED!**



## PROPERTY OVERVIEW

- Renovated 2nd floor office with upscale finishes
- Village parking lot in rear of building
- Shared amenities include kitchenette, waiting area and bathrooms
- Excellent location on Rt 72 in downtown West Dundee
- Wired for Internet
- Zoned HVAC

**LINDA KOST**  
Senior Broker  
847.910.8820  
LKost@realtymetrix.com

Realty Metrix Commercial  
2390 Esplanade Drive, Suite 201  
Algonquin, IL 60102

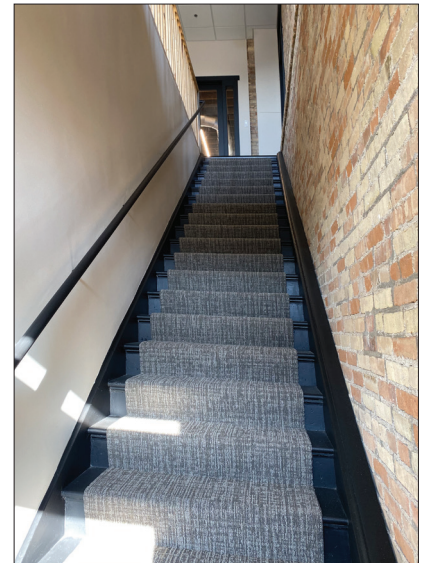




UNIT A (12'x16', 192 SF)



UNIT B (15'x17', 255 SF)



SHARED STAIRWELL

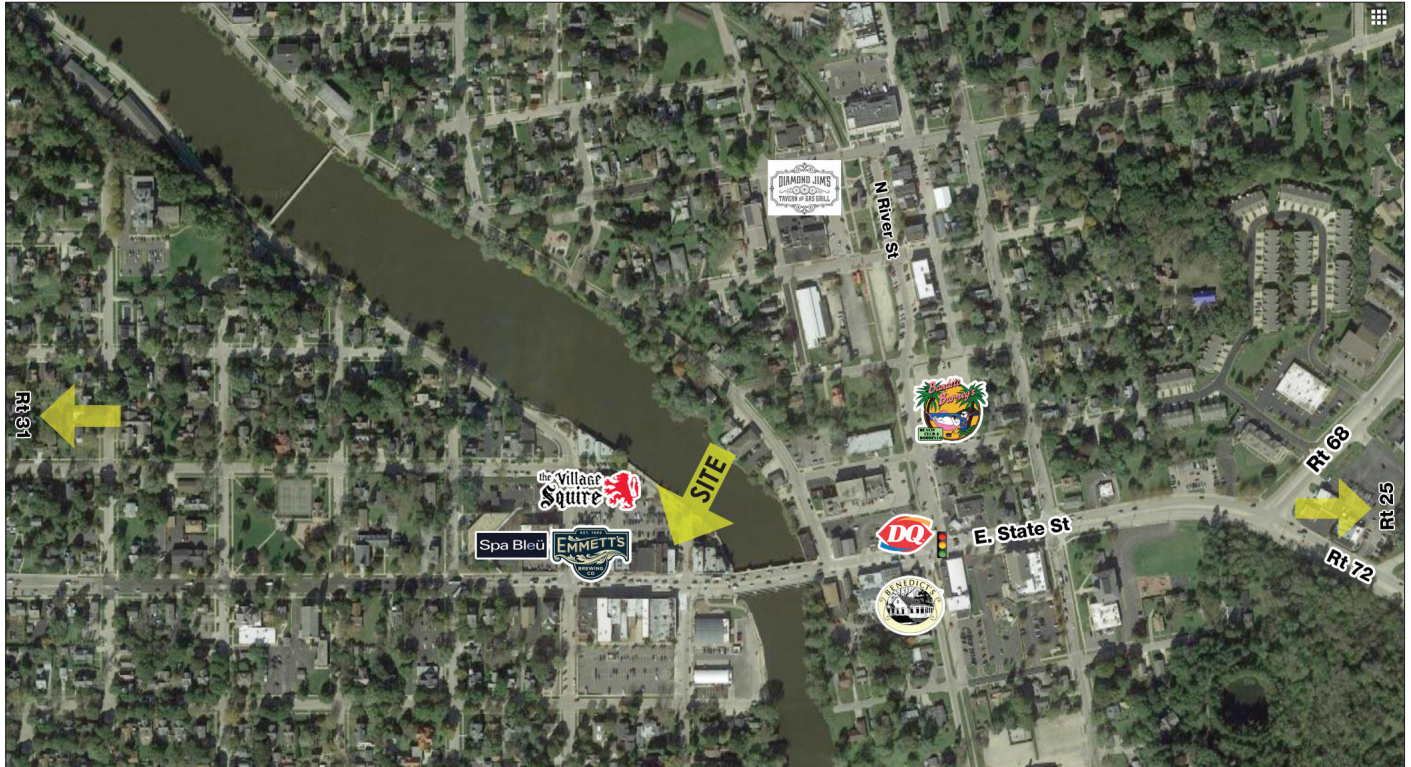


COMMON WAITING AREA



REAR ENTRANCE W/PARKING





106 W. Main Street is located right on the main thoroughfare of West/East Dundee. West Dundee is an active community full of unique shops, restaurants and bars, as well as salons and services and several local parks. There are many festivals and activities throughout the year that stimulate the local economy and community participation. The 3-mile population is 54,196, with a median age of 38 and a median income of \$61,274.

**LINDA KOST**  
Senior Broker  
847.910.8820  
LKost@realtymetrix.com

Realty Metrix Commercial  
2390 Esplanade Drive, Suite 201  
Algonquin, IL 60102

