

For LEASE \$15.75MG

3 Full Secure Access Floors Available

Save Big On Your Lease Consolidating

Amenities:

- 3 Full Floors Available (7,9,10)
- 20,686 - 60,000 Sq. Ft.
- Building Signage Available for Anchor Tenant
- Ample Parking
- Prime High Visibility I-90 Location
- Immediate Access to I-90 & I-290/Route 53 Interchange
- Modern Marble Two Story Atrium Lobby
- Planned Restaurant and Fitness Room
- Former Pepsi Headquarters
- VPD of 148,623 from I-90
- Population of 80,063 in a 3 mile radius
- Median Household Income of \$57,319 in a 1 mile radius
- Bus Route 696 accessible



4747 W. Peterson Ave.,
Chicago, IL 60646
P: 845-899-5559
E: bo@imperialrealtyco.com
www.office-buildings.us

3501 Algonquin Rd., Rolling Meadows, IL 60008

Features Include: 3501 Algonquin Road is a 10 story office building available for lease in Rolling Meadows, Illinois. The office building was the former headquarters of the bottler Pepsi Americas, Inc. Imperial Realty has introduced an innovative and aggressive leasing program at far below market rates and looks to swiftly fill the building with a multiple of tenants seeking various office sizes and is over 70% complete! All common areas have been upgraded including the main lobby with new lighting, flooring, hallway ceilings and the elevator vestibule.

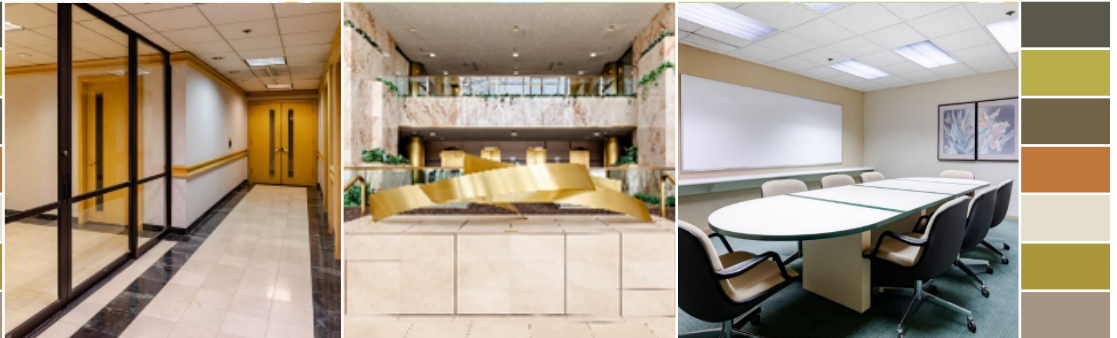
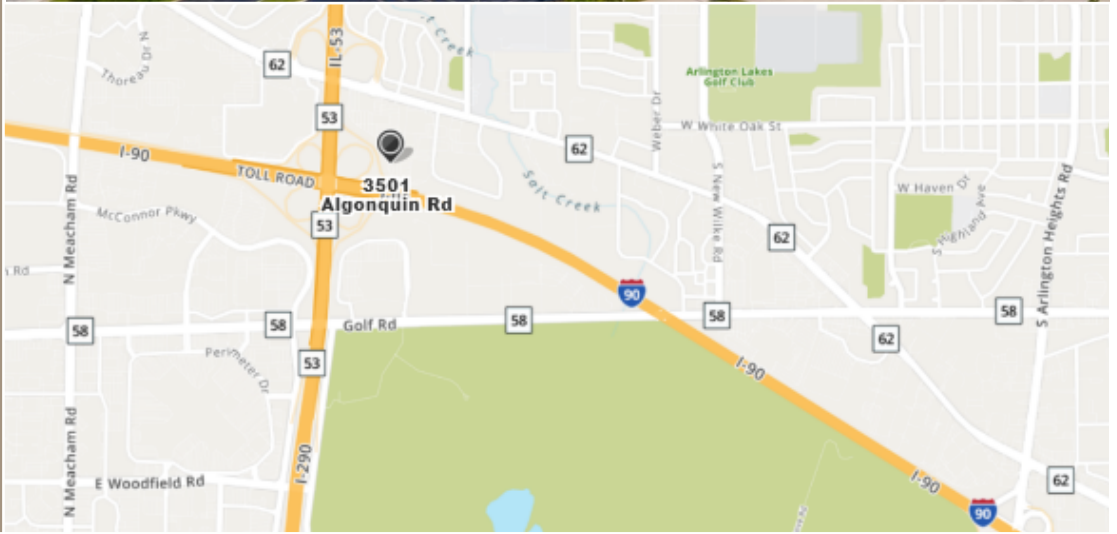
Please call to arrange a private viewing **Bo Burszczyk**, Managing Broker **847-899-5559** Bo@imperialrealtyco.com

The information herein has been gathered from sources deemed reliable. We have no reason to doubt its accuracy but we do not guarantee it.

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Additional Information: The property is located in the heart of the second largest suburban Chicago office market consisting of over 30 million square feet. It is located minutes from Woodfield Mall (the nation's fifth largest shopping center and Illinois largest tourist attraction), the new Schaumburg Conference Center, within close proximity to the Arlington Park Race Course, the Rosemont Conference Center and the Sears Centre and is adjacent to the Holiday Inn Hotel. The immediate area is well known for its renowned restaurants, hotels, shopping and entertainment.

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