

## Medical Office

1750 N. Randall Rd. Elgin, IL

### MEDICAL OFFICE FOR LEASE

Randall Meadows of Elgin is a modern, two-story, 30,000 SF professional medical building prominently located at the intersection of I-90 and N. Randall Road strategically positioned directly across from Advocate Sherman Hospital and just 3 miles north of Amita Health and St. Joseph Hospital. This location is ideal for medical professionals seeking a convenient, high visibility setting for their practice.



Lease Rate:

\$18.00 SF/yr

Available SF:

4,114 SF

Parking Spaces:

160

Building Size:

30,000 SF

Lease Term:

NNN

DOMINIC ROSSI III | 630.353.1190 | DR@ROSSIANDASSOCIATES.COM  
SCOTT FITZGERALD | 630.353.1190 | SFITZGERALD@ROSSIANDASSOCIATES.COM



REAL ESTATE &  
PRACTICE ADVISORY

# 1750 N Randall Rd.

Elgin, IL

## AVAILABLE SPACES

Suite	Tenant	Size SF	Lease Type	Lease Rate	Description
1750 N Randall Rd Ste 250	Available	3,000 - 4,114 SF	NNN	\$18.00 SF/yr	Suite 250 offers 3,000 SF of space featuring a spacious reception and waiting area, nine exam rooms or offices—three equipped with sinks—a lab and break area, washer and dryer hookup, and two private restrooms. Can be combined with Suite 260 for a total of 4,114 SF.
1750 N Randall Rd Ste 260	Available	1,114 - 4,114 SF	NNN	\$18.00 SF/yr	Suite 260 comprises 1,114 SF and includes a reception and waiting area, three exam rooms with sinks, and one private restroom. Can be combined with Suite 250 for a total of 4,114 SF.



# 1750 N Randall Rd.

# DEMOGRAPHICS MAP AND REPORT

## Randall Meadows

### Population

0.3 MILES

5

TOTAL POPULATION

31 | 1,150  
0.5 MILES | 1 MILE

41

AVERAGE AGE

43 | 43  
0.5 MILES | 1 MILE

### Households and Income

0.3 MILES

2

TOTAL HOUSEHOLDS

13 | 452  
0.5 MILES | 1 MILE

2.5

# OF PERSONS PER HH

2.4 | 2.5  
0.5 MILES | 1 MILE

0.3 Miles

40

AVERAGE AGE (MALE)

42 | 43  
0.5 MILES | 1 MILE

42

AVERAGE AGE (FEMALE)

43 | 44  
0.5 MILES | 1 MILE

0.3 Miles

\$98,758

AVERAGE HH INCOME

\$139,895 | \$161,941  
0.5 MILES | 1 MILE

\$257,686

AVERAGE HOUSE VALUE

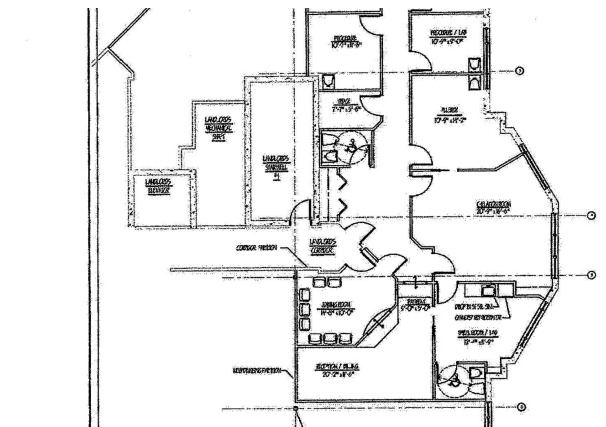
\$324,228 | \$362,380  
0.5 MILES | 1 MILE



# 1750 N Randall Rd.

## Randall Meadows

# ADDITIONAL PHOTOS



# 1750 N Randall Rd.

## Randall Meadows - Suite 250

## ADDITIONAL PHOTOS



1750 N Randall Rd.

Randall Meadows - Suite 260

ADDITIONAL PHOTOS



# 1750 N Randall Rd.

Elgin, IL

## RETAILER MAP

