

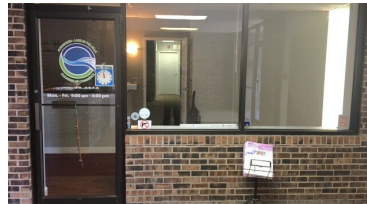
# 2114 W. Algonquin Rd. (Route 62)

Lake in the Hills, IL 60156

## For Lease

MLS #12432751 (office) 12542630 (retail)

**OFFICE OR RETAIL**



**OFFICE OR RETAIL 1,920 SF**

**REDUCED \$2,720. /MO. (\$11 PSF NNN)**

### OFFICE or RETAIL 1,920 SF

1,920 SF office or retail space in Cedar Ridge Plaza on Algonquin Road. Only 1,000 feet east of Randall Road. Good location for chiropractor, personal trainer, nail salon etc.

Space includes 2 baths, large reception area, break room and six private offices. Unit dimensions are 40' x 48'. Lease price is the lowest on the Randall Road corridor. Current Chiropractic tenant can be out in 14-30 days. Monument signage and sign above entrance. Total monthly including NNN \$2,720.

Demographics	1 Mile	3 Miles	5 Miles
Total Population	11,574	63,366	152,307
Average HH Income	\$122,755	\$138,636	\$140,141

### Specifications

Center Size:	22,424 SF
Year Built:	1987
HVAC System:	GFA/ Central Air
Washrooms:	2 ADA
Electrical:	200 amp
Ceiling Height:	8' 6"
Parking:	Common
Sewer/Water:	City
Zoning:	B2 C
Taxes:	\$3.27 psf (2025)
CAM:	\$2.86 psf
PIN #:	19-29-181-008

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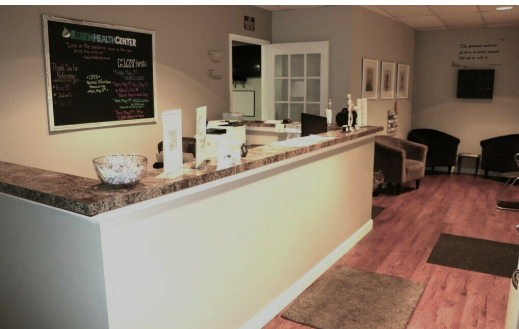
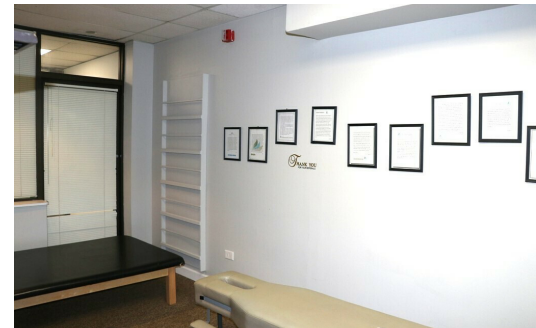
**Bruce Kaplan**  
Senior Broker  
BruceK@PremierCommercialRealty.com  
O: 847.854.2300 x20 C: 847.507.1759

**Shari Haefner**  
Broker Associate  
ShariH@premiercommercialrealty.com  
O: 847.854.2300 x18 C: 312.671.3600

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