



OFFICE SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

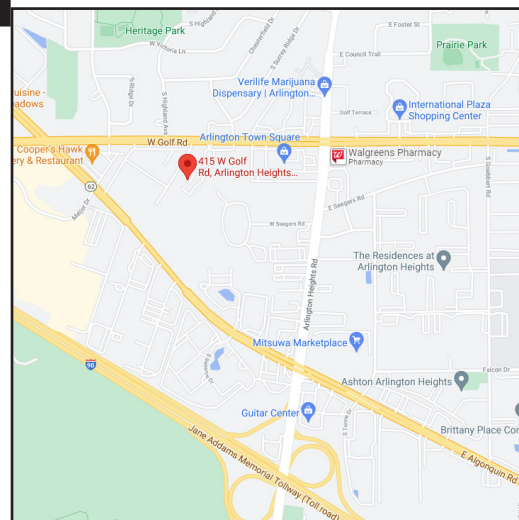


BUILDING FEATURES:

- 138 – 3,482 SF Office Space Available
- 24 hour access/tenant controlled HVAC
- Zoned M-2
- High End flexible build outs and terms
- Tenant signage available
- Comcast High Speed Internet & TV Available
- Minutes from Rt. 53 or I-90
- Recent Upgrades include new roof, LED lights & parking lot
- Located near intersection of Golf Rd & Algonquin Rd
- Pace Bus Stop located at property
- Walking distance to restaurants & hotels
- Fedex & UPS drop boxes on site
- Professional Property management
- 3-D Virtual Tours of select suites can be found on brochure or at www.chicagolandcommercial.com
- **Rental Rate: \$16.75-\$17.50 PSF Modified Gross**

AVAILABLE SPACE:

SUITE	SIZE (SF)	AVAILABLE/NOTES
5	1,512 SF	Sublease through 7/31/30
14-D	295	Private office with window \$475 Per Month
28-E*	215 SF	Private office (interior) \$495 Per Month*
33	2,697 SF	Offices, Conference Room, Kitchen & Reception
36	1,075 SF	Available 10/1/26
47	627-3,482 SF	Available 3/31/27
52	1,350 SF	3 Private Offices, open area
59-B	205 SF	Private office (interior) \$350 Per Month



MINI-SUITES INCLUDE GAS, ELECTRIC (SUITES 180-350 SF)

*ALSO INCLUDES COMCAST WI-FI INTERNET SERVICE!

FOR MORE INFORMATION:

RANDY OLCZYK
Direct: 847.246.9611

randy@chicagolandcommercial.com

LEASING | SALES | TENANT ADVISORY | MANAGEMENT

RAY OKIGAWA
Direct: 847.246.9632

Ray@chicagolandcommercial.com



**Chicagoland
Commercial**
REAL ESTATE

4811 Enerson Ave Suite 112, Palatine, IL

www.chicagolandcommercial.com



OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

BUILDING PHOTOGRAPHS



IMPROVEMENTS

Over \$700,000 In
Recent Property Improvements.
Including New Roof, Parking Lot, Land-
scaping & Deck/ Patio areas.





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GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

BUILDING PHOTOGRAPHS



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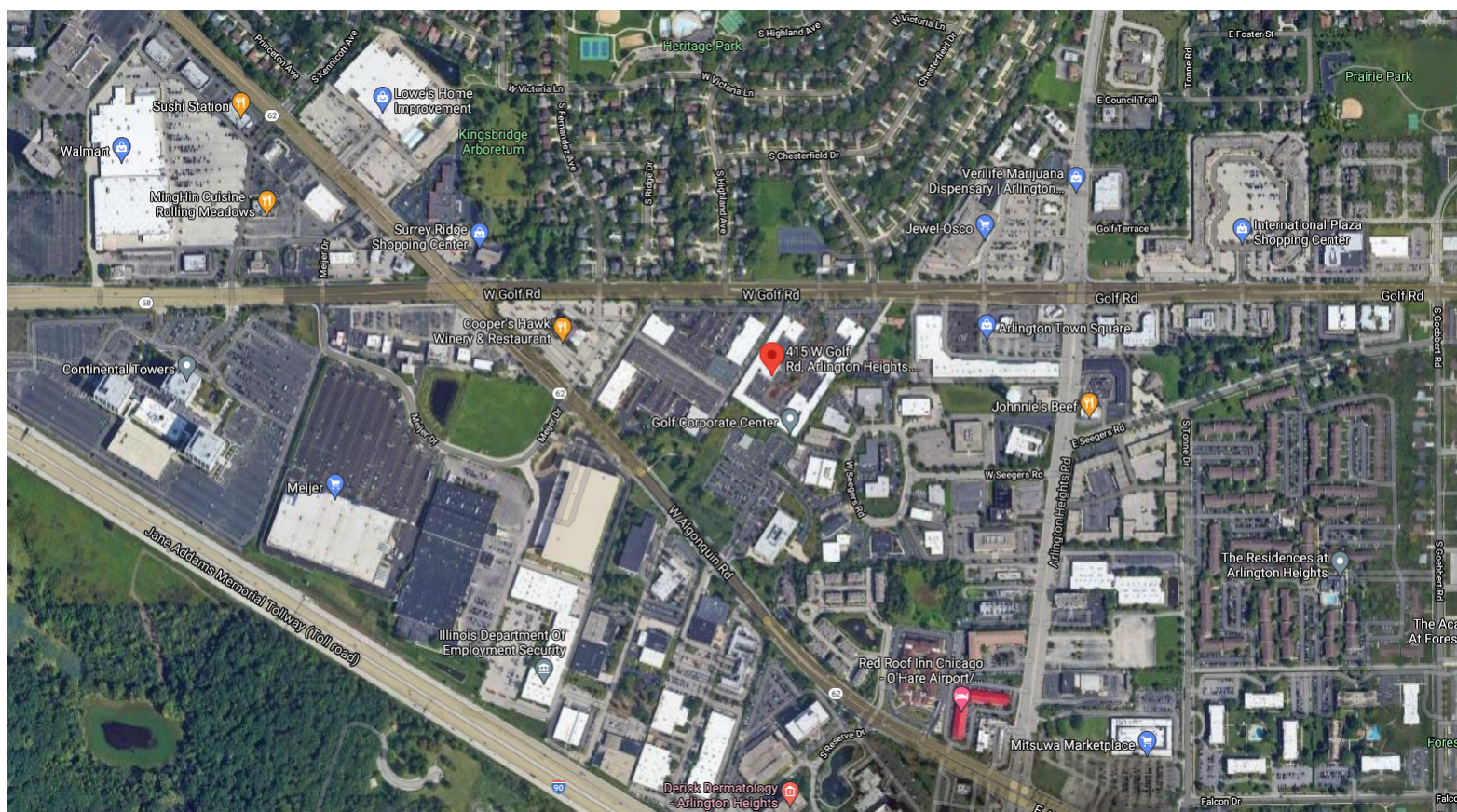
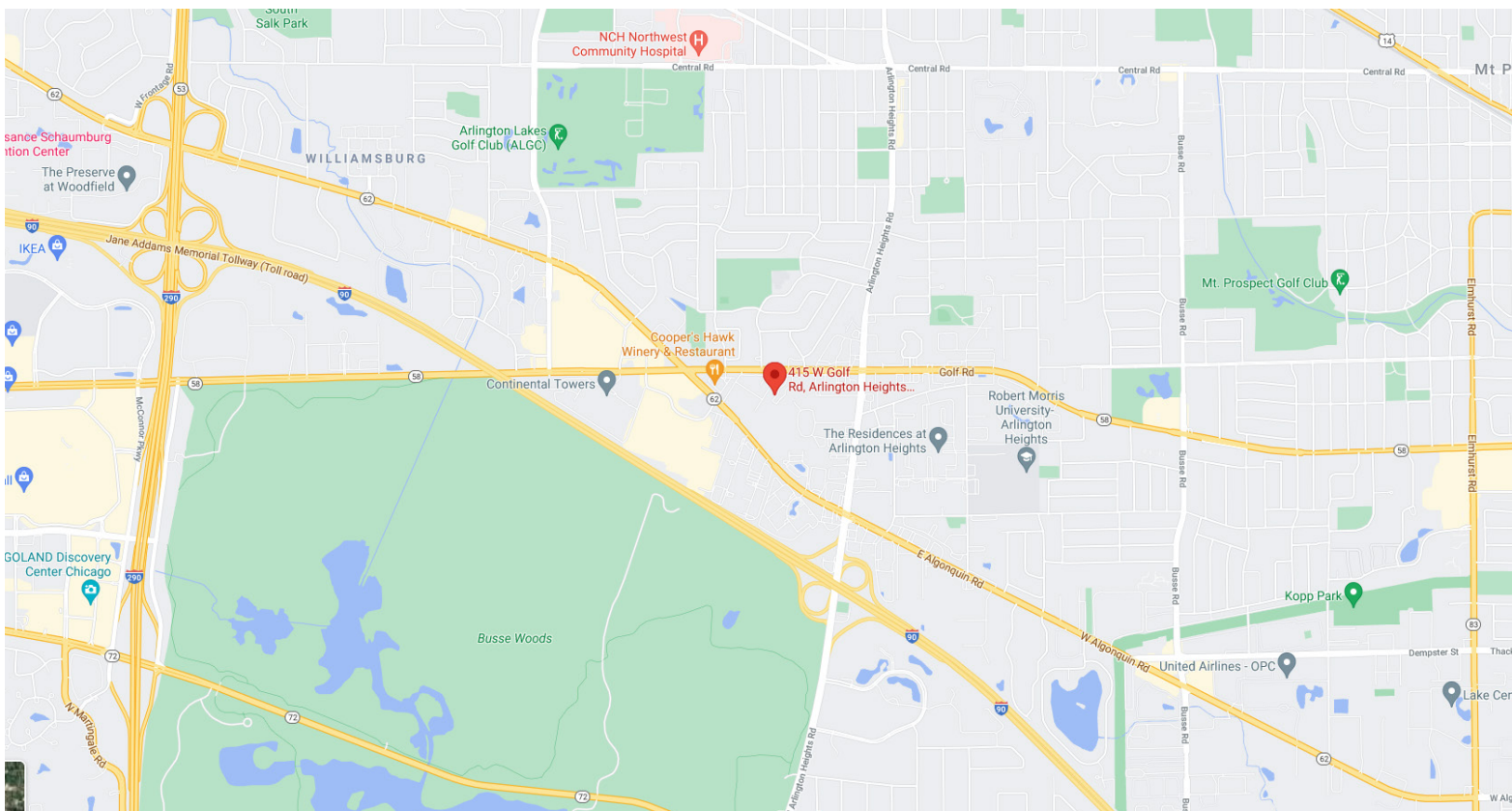




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LOCATION & AERIAL MAPS



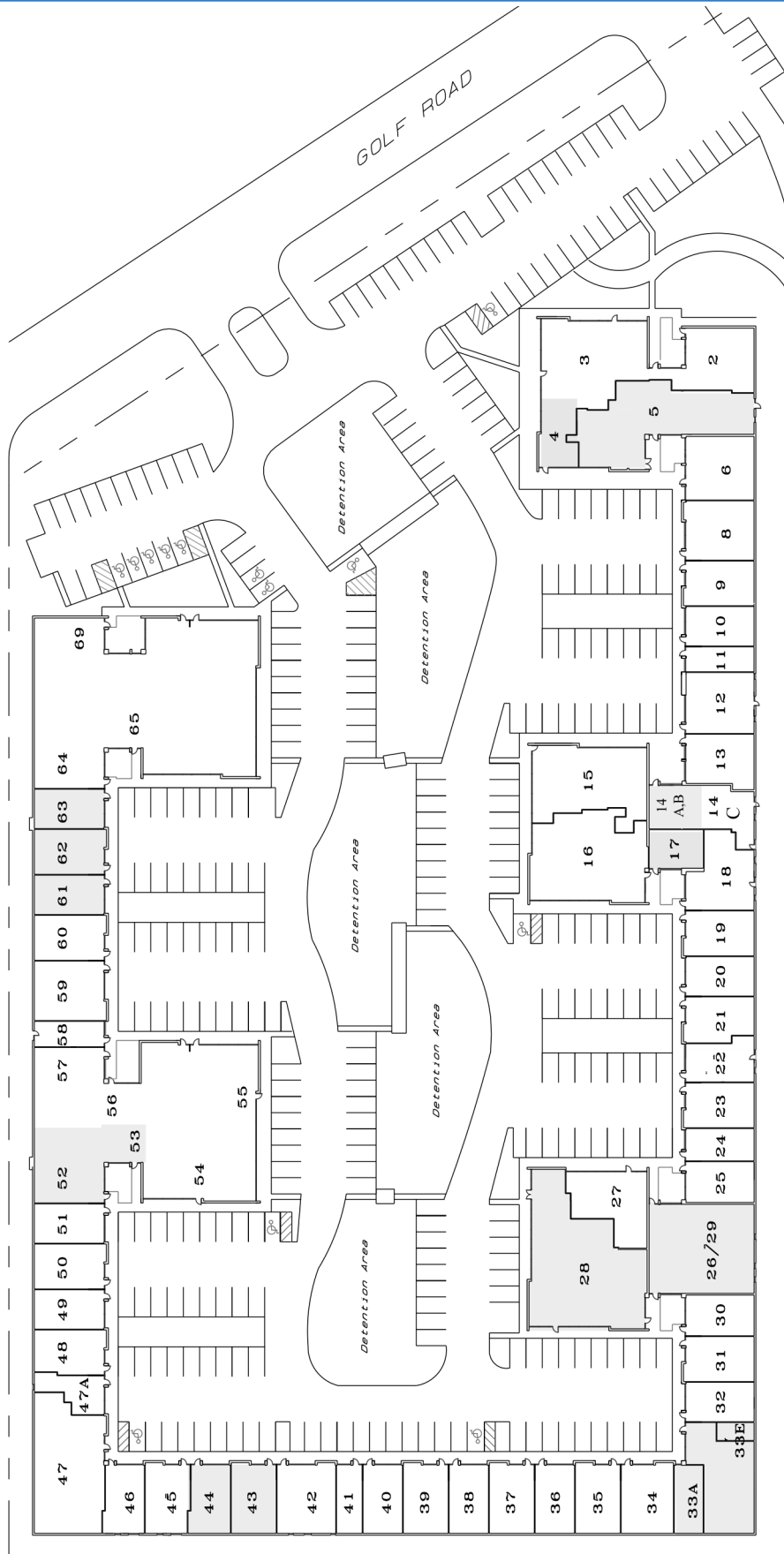
Brokers of Chicagoland Commercial, Inc. have a minority ownership interest in the property. Information contained herein has been obtained from the owners of the property or from other sources that we deem reliable. We have no reason to doubt its accuracy, but do not guarantee it.



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GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

BUILDING SITE PLAN





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DRONE AERIAL PHOTO



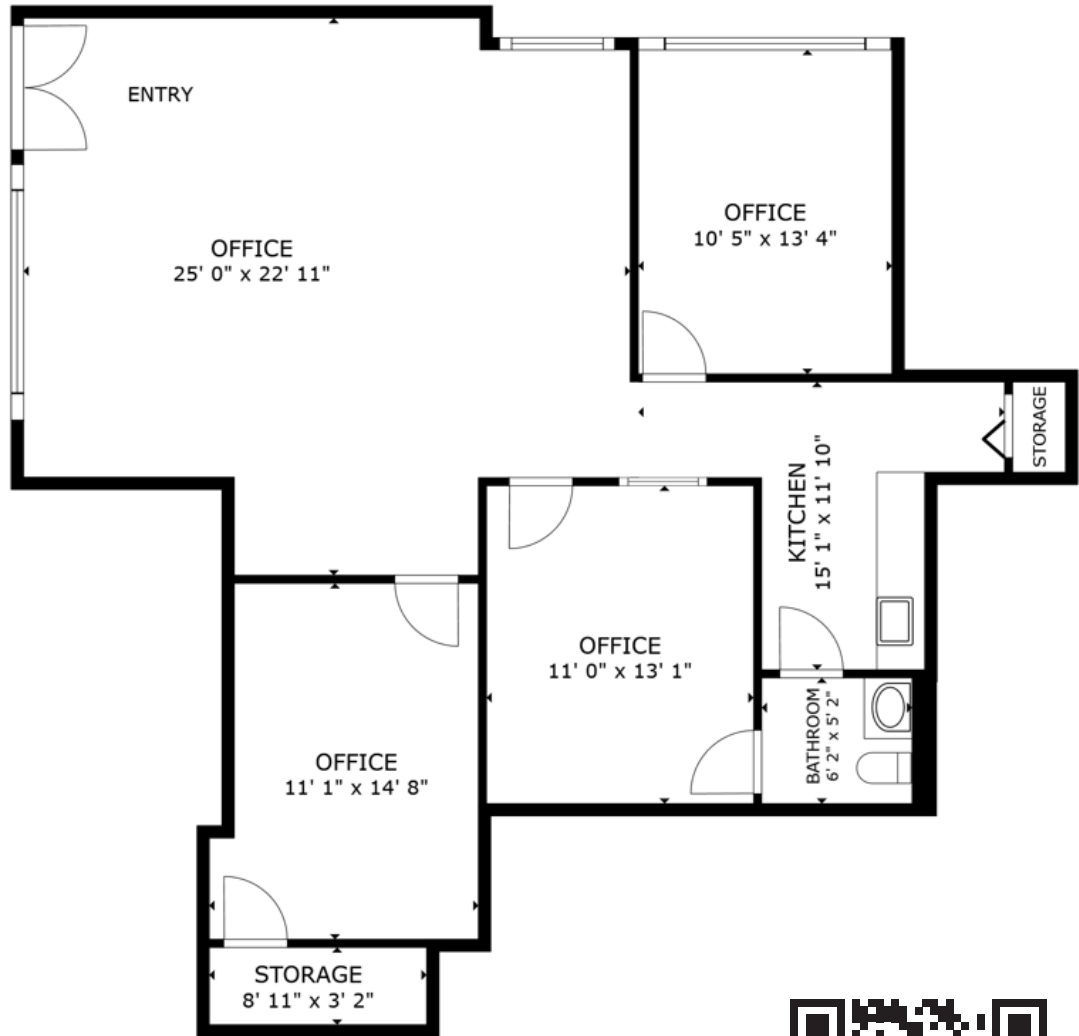
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OFFICE SPACE FOR LEASE (1,512 SF) - SUITE 5



FLOOR PLAN



Scan the QR code or click [here](#) for a 3-D Virtual Tour of the space!



OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

OFFICE SPACE FOR LEASE (295 SF) - SUITE 14-D



Step inside the space—scan the QR code or click [here](#) for a virtual tour.

For leasing information or to schedule a tour, please contact:

Randy Olczyk
Direct: 847.246.9611

randy@chicagolandcommercial.com

Ray Okigawa
Direct: 847.246.9632

Ray@chicagolandcommercial.com



OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

ALL INCLUSIVE EXECUTIVE OFFICE SUITES FROM 215 -500 SF SUITE 28 MINI SUITES



Golf Corporate Center
Suite 33 2697 RSF

No Scale
NOTE:

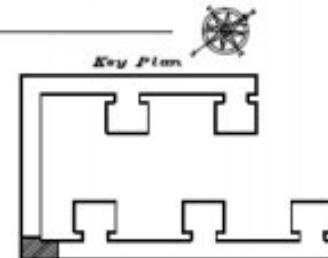
PROVISIONAL DRAWING FOR PLANNING PURPOSES. ALL ROOM DIMENSIONS HAVE BEEN ROUNDED TO THE NEAREST FOOT AND ARE APPROXIMATE. SQUARE FOOTAGE SHALL BE FINALIZED AND VERIFIED PRIOR TO LEASE SIGNING.

RBG, Inc.
Architects/Builders
415 W. Golf Road
Suite 8
Arlington Hts., IL 60005
847-734-0838
(F) 847-734-0838
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Chicago Land Commercial
REAL ESTATE

Leasing
Sales
Tenant Advisory
Management



Mini-suite rents include heat, AC, and electricity.

Scan the QR code or click [here](#) for a 3-D Virtual Tour of the space!

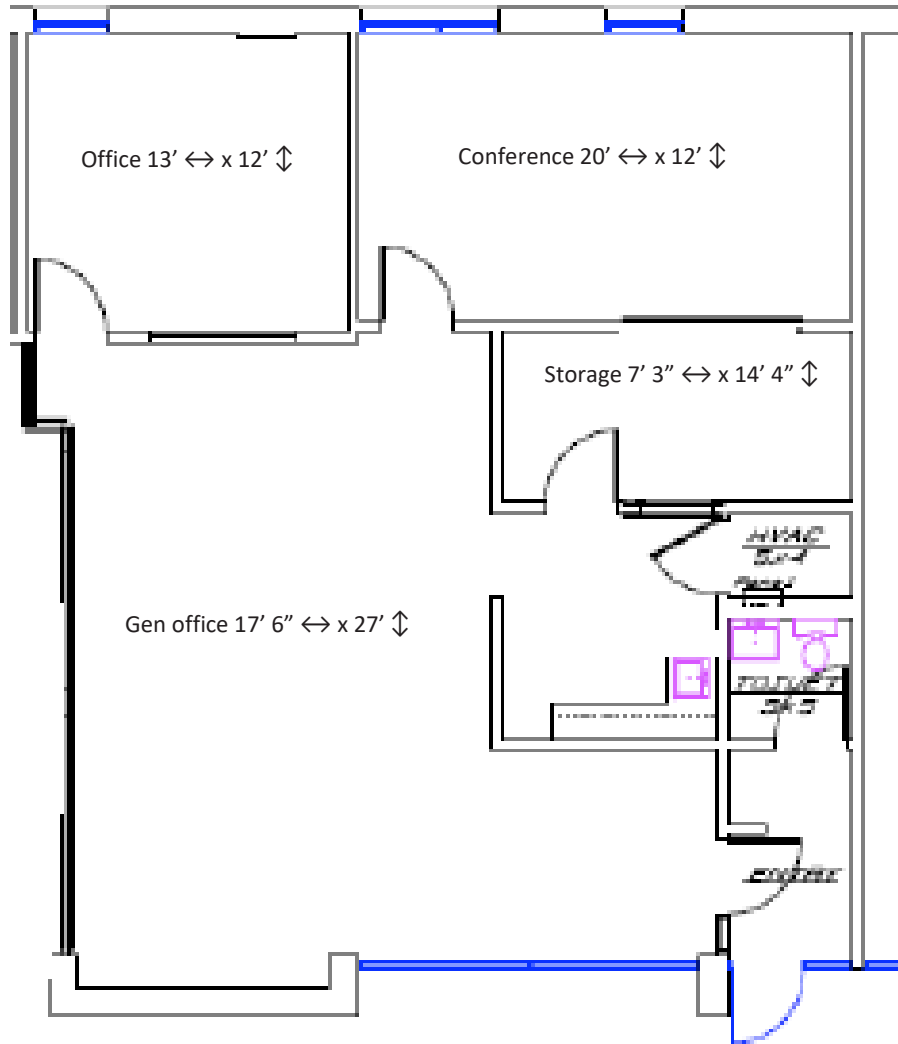




OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

OFFICE SPACE FOR LEASE (1,075 SF) SUITE 36



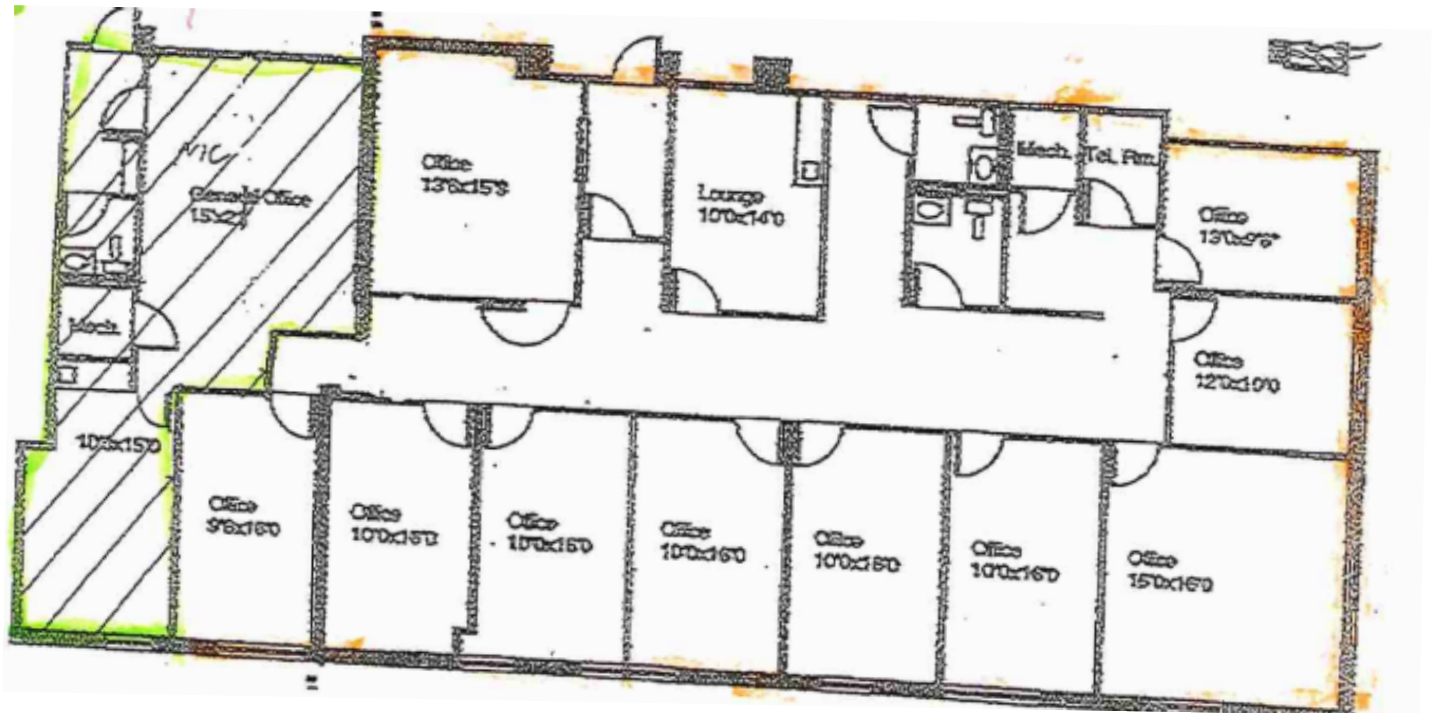
Suite 36 = 1,075 RSF



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OFFICE SPACE FOR LEASE (627-3,482 SF) - SUITE 47

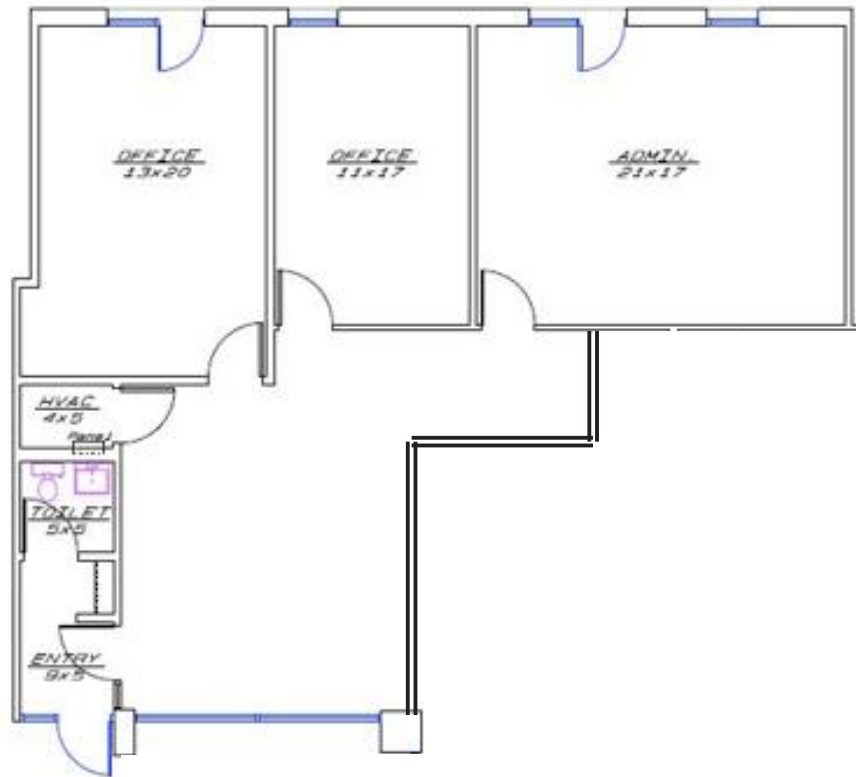




OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

OFFICE SPACE FOR LEASE (1,350 SF) - SUITE 52



Golf Corporate Center
415 W. Golf Rd.
Suite 52
1,350 RSF



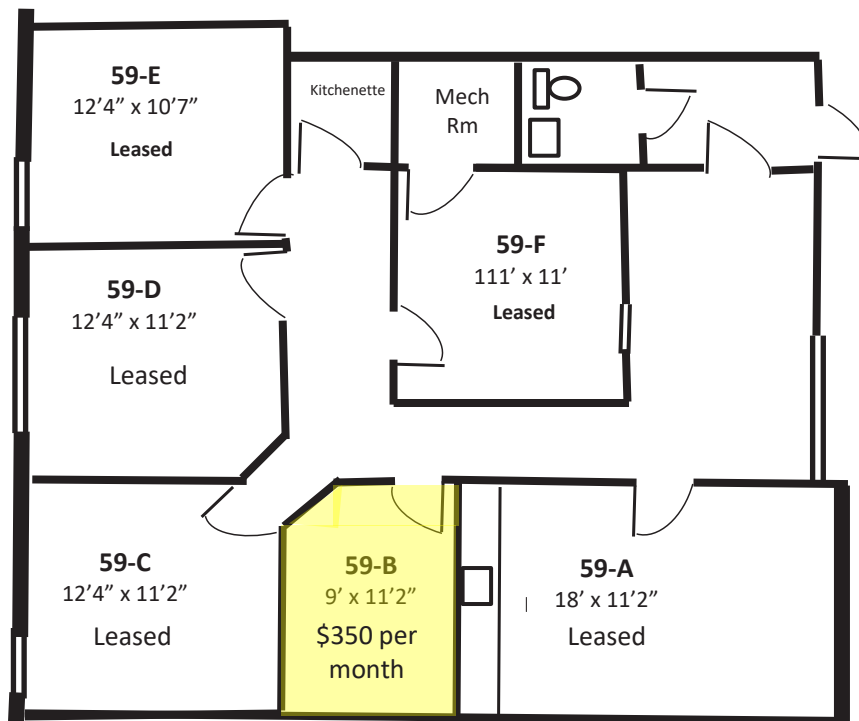
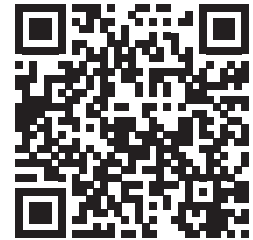


OFFICE/MEDICAL SPACE FOR LEASE

GOLF CORPORATE CENTER 415 W. GOLF ROAD, ARLINGTON HEIGHTS, IL

OFFICE SPACE FOR LEASE (205 SF) - SUITE 59-B

Scan the QR code or click [here](#) for a 3-D Virtual Tour of the space!



415 W. Golf Rd
Suite 59
Arlington Heights, IL

Monthly rents include
Electricity, heating,
AC, 24/7 access