

1234 INDEPENDENCE CT

WASHINGTON, IL 61571



RE/MAX
COMMERCIAL[®]
TRADERS UNLIMITED

FOR LEASE | 1234 INDEPENDENCE CT

ASKING RATE: \$1,800/Mo + Utilities



EXECUTIVE SUMMARY

1,800 sq. ft. upper level office space available for immediate lease at Independence Court in Washington. This clean, updated office space includes offices, conference room, workspaces, 2 restrooms, closet storage and a utility room. Tenant pays Ameren utilities and maintenance/repairs for unit. There is no ADA access to this office - it can only be accessed via the entry stairway.



1,800
AVAILABLE SF



GROSS
LEASE TYPE



OFFICE
PROP TYPE



C-3
ZONING

CLICK [HERE](#) FOR LINK TO

- Property Photos & Videos
- Floorplans
- County Records



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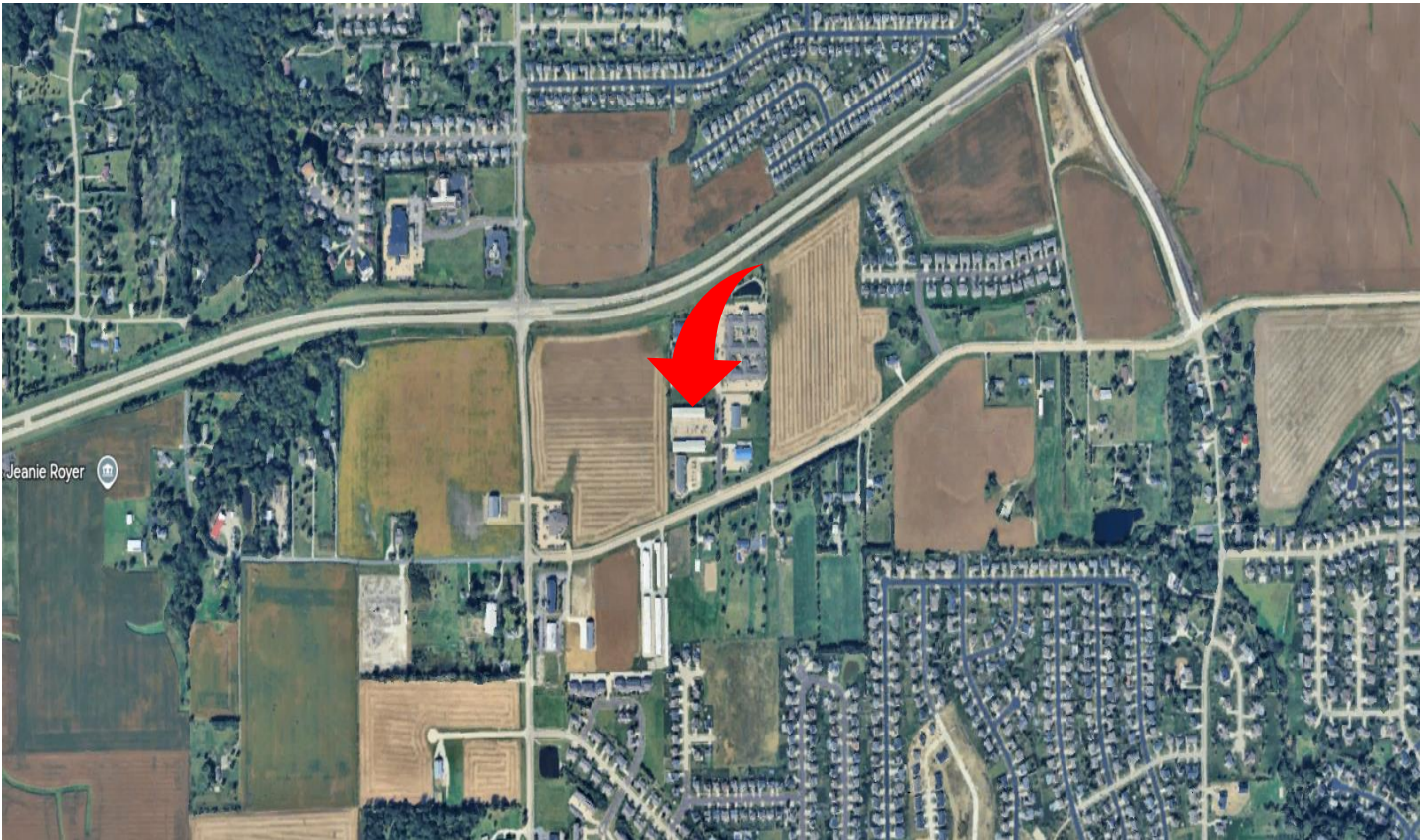
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FOR SALE | 1234 INDEPENDENCE CT

PROPERTY INFORMATION

ADDRESS	1234 Independence Court
CITY / STATE / ZIP	Washington, IL 61571
PARCEL ID(s)	02-02-15-100-020
PROPERTY TYPE	Office
ZONING	C-3
TOTAL LOT ACRES	2.15
AVAILABLE SF	1,800



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EXTERIOR PICTURES



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INTERIOR PICTURES



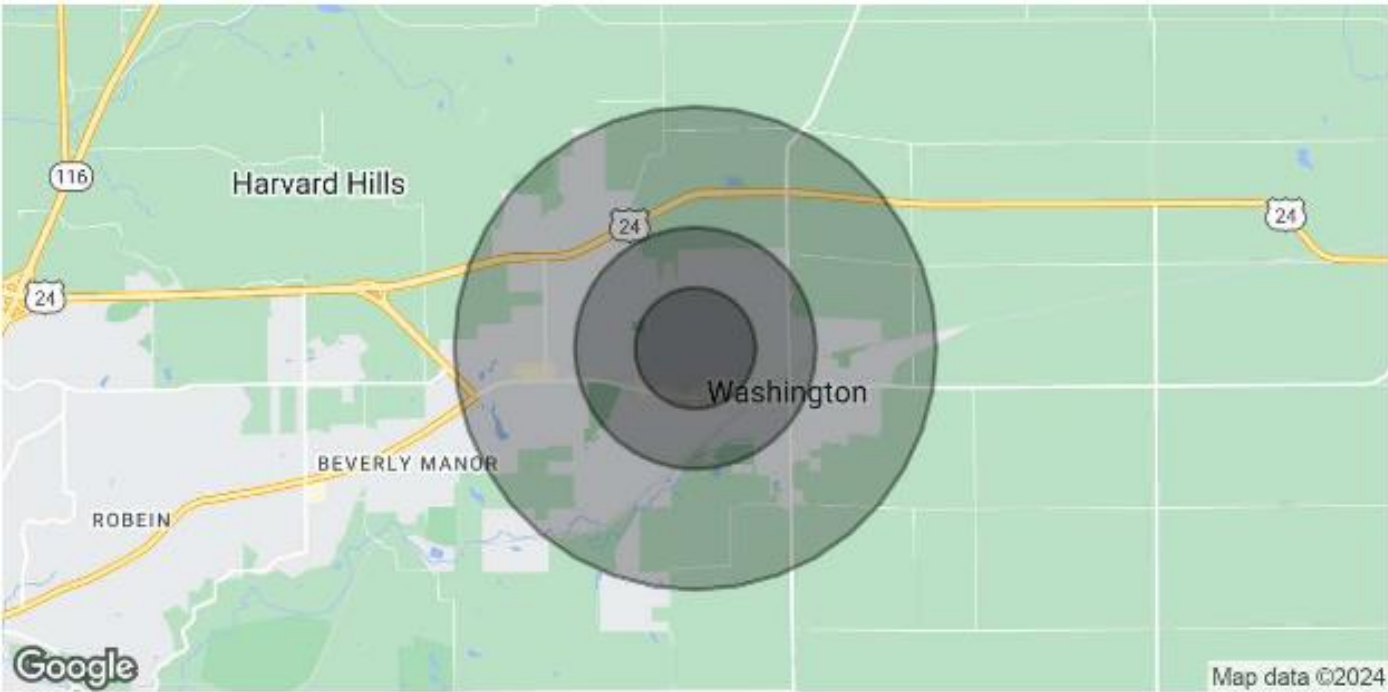
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WASHINGTON AREA DEMOGRAPHICS



POPULATION	0.5 MILES	1 MILE	2 MILES
Total Population	2,210	7,580	14,654
Average Age	38	39	40
Average Age (Male)	36	37	38
Average Age (Female)	40	40	41

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	2 MILES
Total Households	803	2,844	5,604
# of Persons per HH	2.8	2.7	2.6
Average HH Income	\$114,511	\$114,231	\$115,596
Average House Value	\$281,824	\$274,344	\$274,596

Demographics data derived from AlphaMap

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All information contained herein is deemed reliable but not guaranteed.
Each office is independently owned and operated.
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