

6114 Lou St, Unit 1
Crystal Lake, IL 60014

For Lease

MLS # 12606306

INDUSTRIAL



INDUSTRIAL 3,100 SF

\$6.99 SF/YR (NNN)

**INDUSTRIAL SPACE
3,100 SF**

Over 3000 sq ft of heated storage space with concrete floors, 8x8 drive in door. 12 ft ceilings. New bath and GFA furnace to be installed. No office. Two open spaces. Well and septic. No frills functional space. Taxes and CAM are \$2.75 psf combined.

Located one block from Rt 14.
Great for contractor storage, toy storage.

Specifications

Building Size:	5,972
Year Built:	1955
Office Size:	None
HVAC System:	No
Electrical:	200 Amps
Washrooms:	1
Ceiling Height:	12'
Parking:	5 Spaces
DID's:	(1) 8x8
Dock:	No
Sewer/Water:	Septic/Well
Zoning:	M
Taxes:	\$1.56 PSF
CAM:	\$1.19 PSF
PIN #:	19-08-226-012

[CLICK HERE TO VIEW OUR WEBSITE](#)

No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. This document is for information purposes only. No offer of sub-agency is being made.



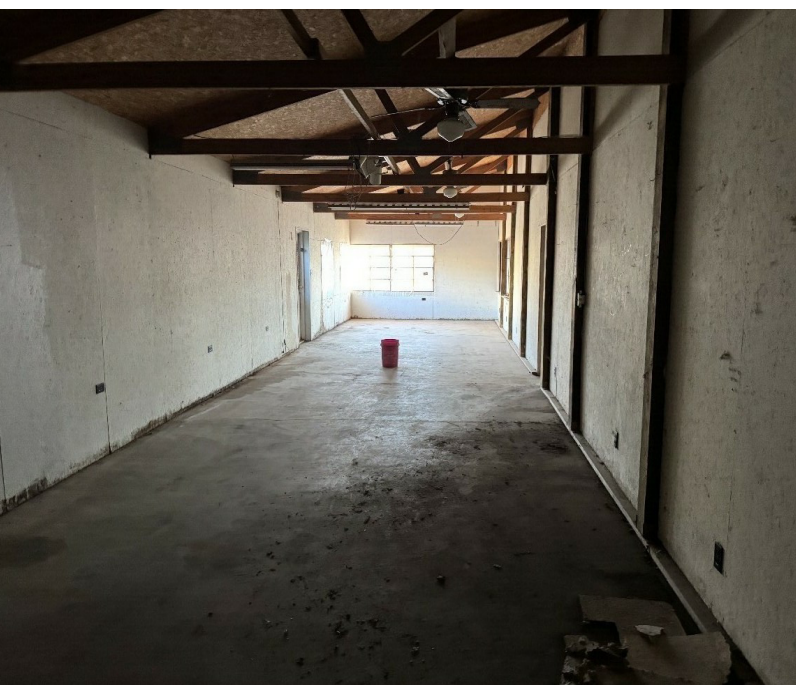
Bruce Kaplan
Senior Broker
BruceK@PremierCommercialRealty.com
O: 847.854.2300 x20 C: 847.507.1759

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

6114 Lou St, Unit 1
Crystal Lake, IL 60014

For Lease

INDUSTRIAL



FLOOR PLAN CREATED BY CUBICAGA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

[CLICK HERE TO VIEW OUR WEBSITE](#)

No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. This document is for information purposes only. No offer of sub-agency is being made.



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

www.PremierCommercialRealty.com | 847.854.2300 | 9225 S. Route 31, Lake in the Hills, IL 60156