



SALE / LEASE

West Loop Office Condo For Sale or Lease

216 S JEFFERSON ST | LL3

Chicago, IL 60661

PRESENTED BY:

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JOHN JOYCE, CCIM SIOR

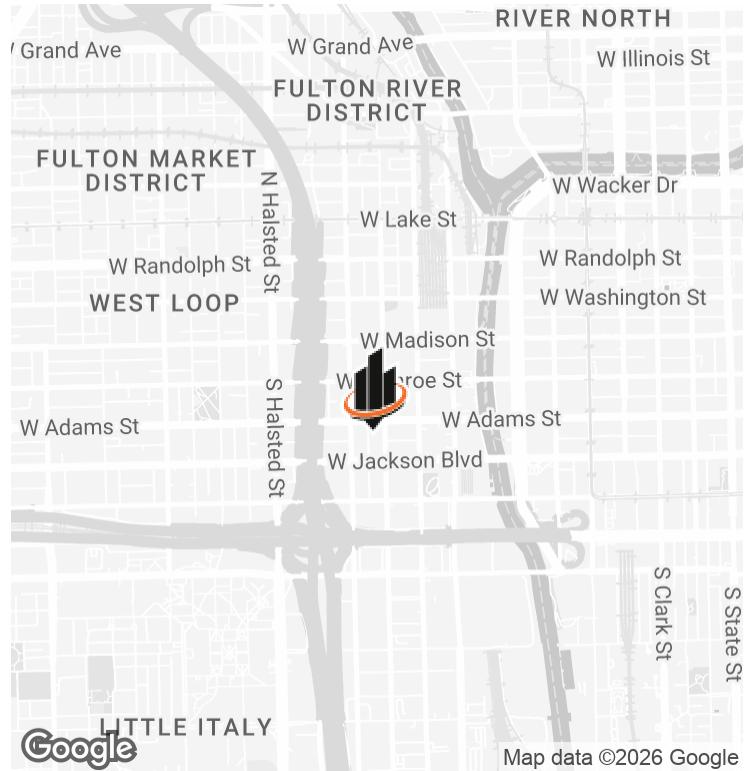
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SVN
CHICAGO COMMERCIAL

PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$260,000
LEASE RATE:	\$18.50 SF/yr (MG)
NUMBER OF UNITS:	1
AVAILABLE SF:	2,200 SF
LOT SIZE:	0.25 Acres

PROPERTY DESCRIPTION

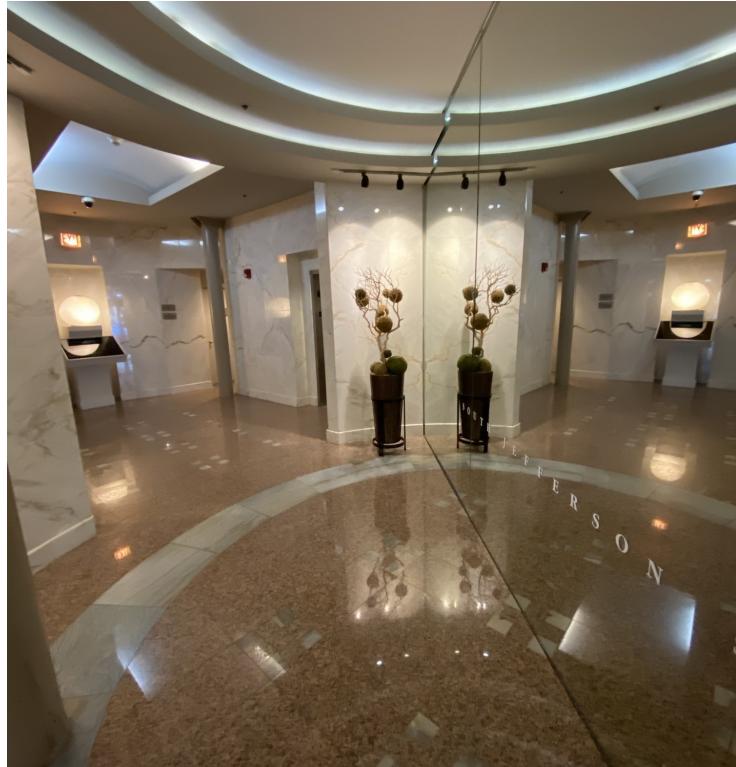
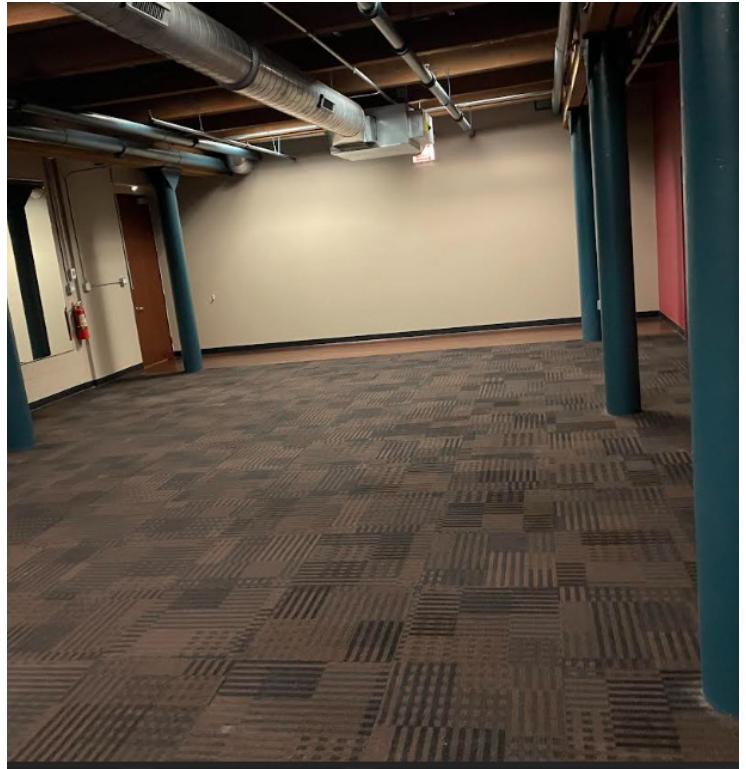
Rarely available office condo for lease/sale in Chicago's West Loop neighborhood. The unit provides an opportunity for both investors and owner-users looking to secure a long-term asset in a premier location. Also available for lease.

The 2,200 SF condo is mostly open and can be easily reconfigured into a variety of layouts. The offering provides investors an affordable entry point into the West Loop's historically strong office market while presenting owner/users the opportunity to bypass rising lease costs and build equity in an excellent location.

Secure and accessible environment with 24-hour access, a state-of-the-art intercom and buzzed entry system, and on-site building management. Abundant paid and metered parking options.

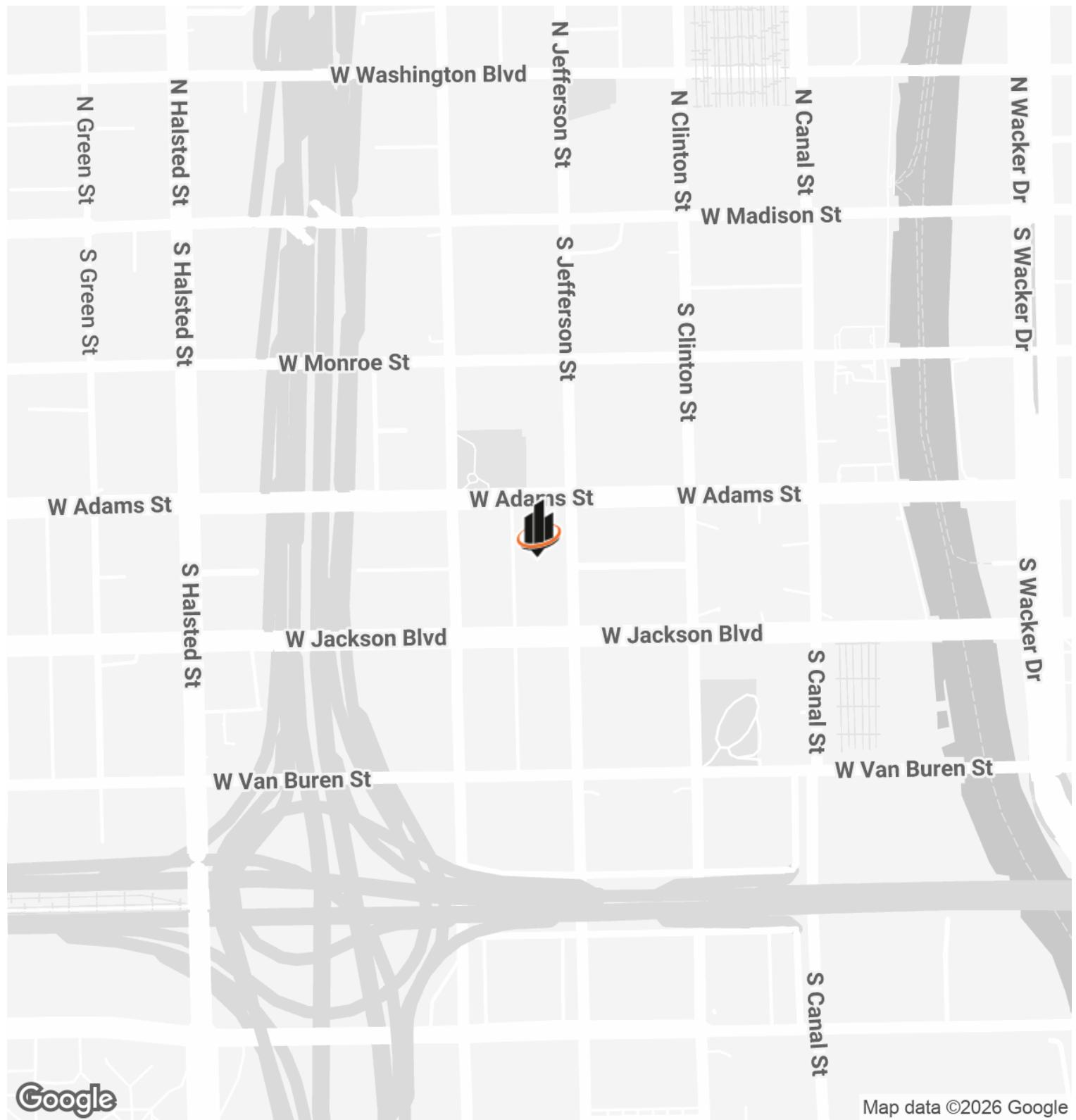
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ADDITIONAL PHOTOS



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LOCATION MAP

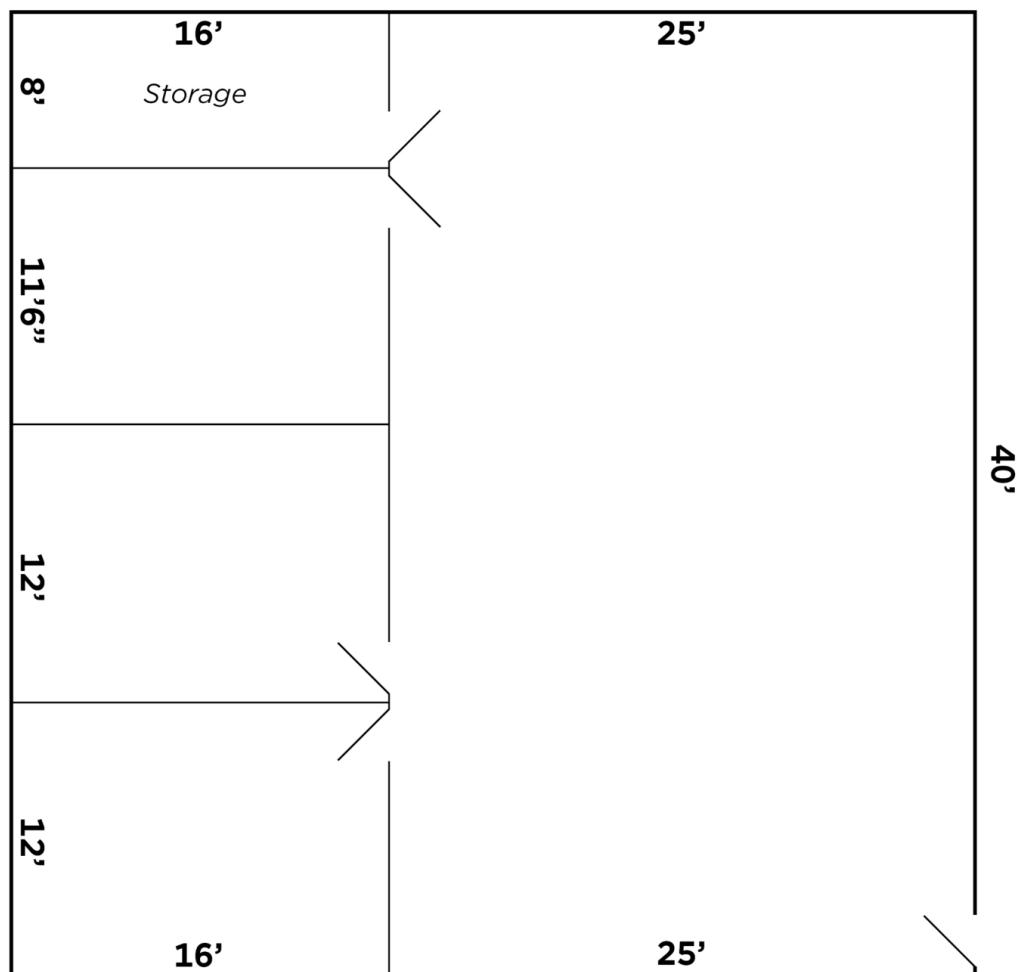


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FLOOR PLANS

216 S. Jefferson | Suite LL3



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