

SPACE FOR LEASE

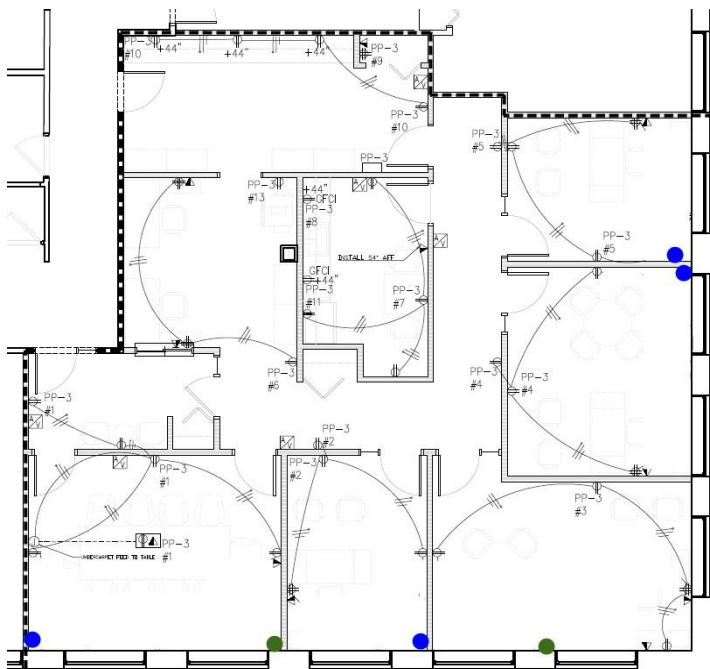
SPACE SUMMARY

Rental Rate	\$27.95 PSF
Lease Type	Full Gross
Lease Term	3 Years Minimum
Suite Size	2,500 RSF
Parking	60+ Spaces
Property Taxes	Included
Expenses	Included
Total Building Size	35,254 Square Feet
Built	1978
Renovated	2019



LOCATION HIGHLIGHTS

- Comcast Fiber Available
- Professional Janitorial Services
- Well Maintained
- Immediate Access to I-88
- On-Site Management
- 24/7/365 Secure Access



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BUILDING TYPE Multi-Tenant Office

TENANTS LPL Financial
L&H Company, Inc.
Lizzadro Real Estate, LLC
AFIN Family Wealth Management
Sarantakis Law Group, LTD.
Lizzadro Museum of Lapidary Art

AVAILABLE 2,500 rentable square feet

OCCUPANCY 100% Occupied
- 6 Suites/6 Occupied

ACCESS 24/7 Access

SECURITY CCTV System – Interior and Exterior Cameras
ISONAS Pure Access Control System with Card/Fob

PARKING 60+ Parking Spaces

AVAILABILITY Available Immediately



[Louis L. Lizzadro, CCIM | Managing Broker](#)

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