



PROPERTY SUMMARY

AVAILABLE SF: 243 - 659 SF

LEASE RATE: \$400 - 850 Per Month [Gross]

BUILDING SIZE: 38,450 SF

BUILDING CLASS: B

YEAR BUILT: 1970

PROPERTY OVERVIEW

No triple nets. Includes heat, ac, garbage, water, sewer, power, taxes, insurance and common area maintenance. Tenant pays for internet service.

PROPERTY HIGHLIGHTS

- Full Time on-site Property Manager
- Communal Lounge/Break Room
- Utilities included
- Fiber Optic Internet included
- Snow Removal & Heated Steps
- Heated concrete steps main entrance

1820 East 17th Street Suite 115 2026

Lease Rate:

\$400 - 850 PER MONTH [GROSS]

Total Space

1,291 SF

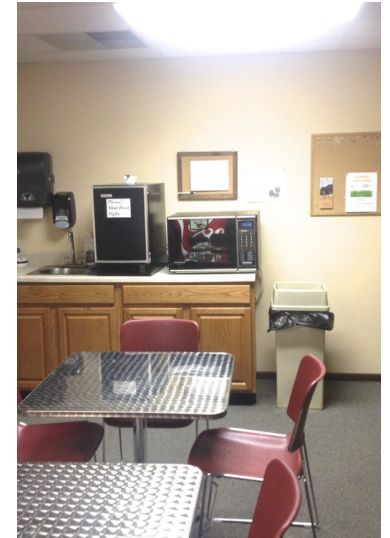
Lease Type:

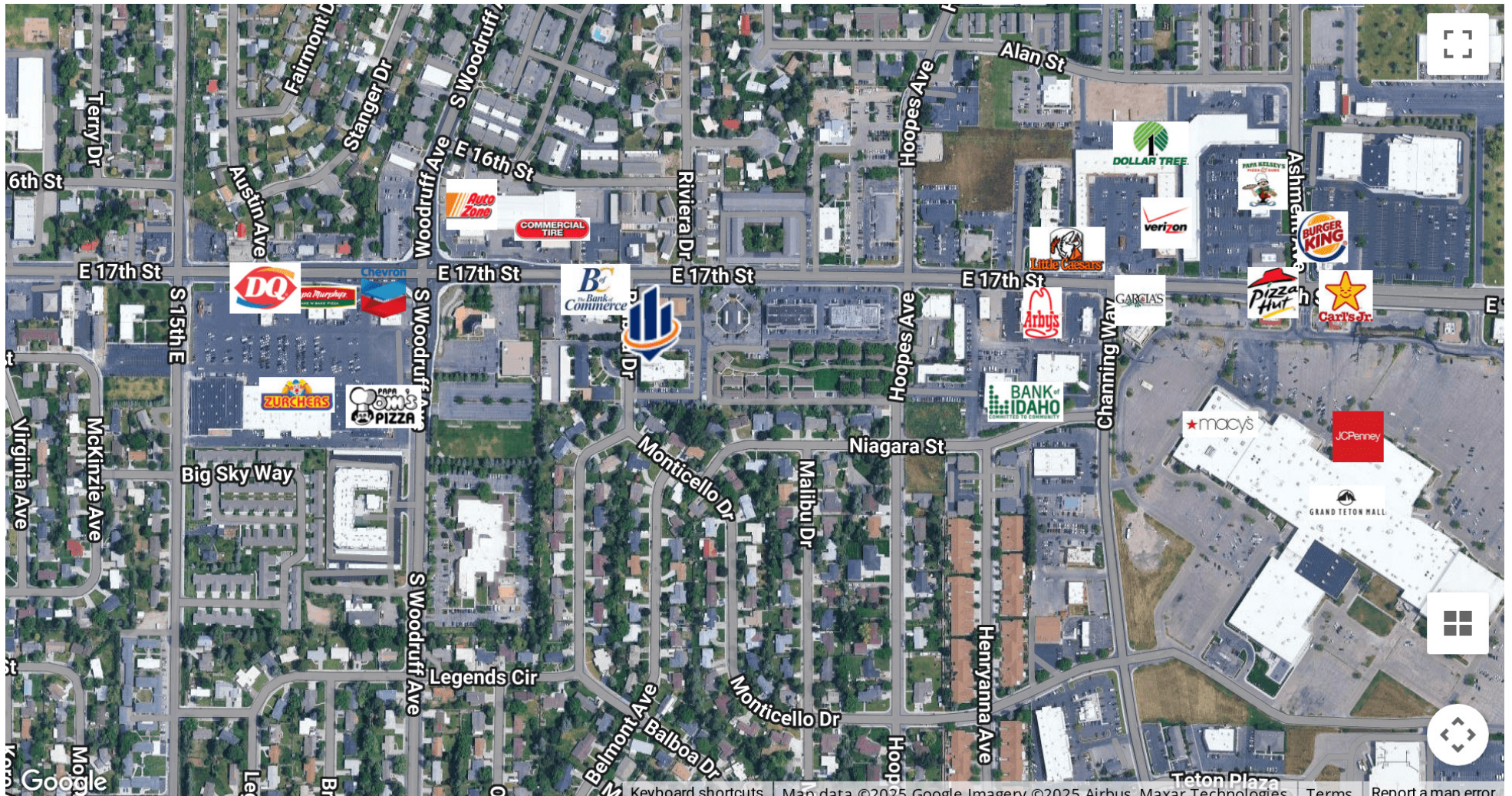
Gross

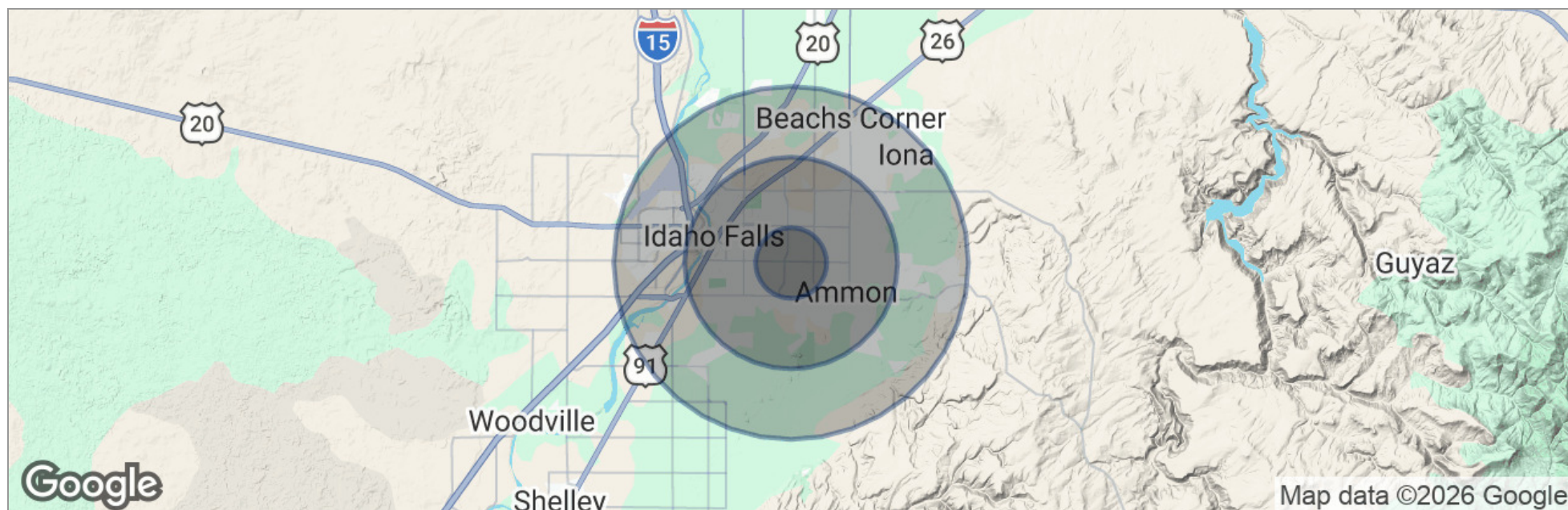
Lease Term:

12 months

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
1820 East 17th Street Suite 115 2026	Office Building	\$850 PER MONTH	Gross	659 SF	Negotiable	Front reception area with two offices.
1820 East 17th Street Suite 135 2026	Office Building	\$400 PER MONTH	Gross	242 SF	Negotiable	Two Small rooms
1820 East 17th Street Suite 180 2026	Office Building	NEGOTIABLE	Gross	390 SF	12 months	Comes with 1 office and a reception area. Office has window into parking lot.







	1 Mile	3 Miles	5 Miles
Total Population	11,562	55,303	93,377
Population Density	3,680	1,956	1,189
Median Age	34.3	32.4	31.7
Median Age [Male]	32.6	31.0	30.6
Median Age [Female]	34.7	34.0	33.1
Total Households	4,459	20,315	33,510
# of Persons Per HH	2.6	2.7	2.8
Average HH Income	\$63,128	\$58,441	\$59,924
Average House Value	\$164,282	\$149,499	\$154,986

* Demographic data derived from 2020 ACS - US Census