

1618 W. COLONIAL PARKWAY



MOATS
OFFICE PROPERTIES

1618 COLONIAL PARKWAY AT-A-GLANCE

**2-Story Building - 5,445 SF
With Finished Basement**

12 Surface Parking Spots

Year Built: 1980

Class B-1 Professional

Building Signage Available

Monument Signage Available

BUILDING SUMMARY

Value Drivers

- Situated in the desirable **Williamsburg Village Professional Offices**
- **Boutique two-story layout with finished basement** offering privacy and professional appeal
- **Expansive ribbon windows** delivering abundant natural light throughout suites
- **Multiple entrances** and **clear address visibility** for tenant convenience and branding
- **Well-maintained landscaping** and **updated exterior curb appeal** within the complex
- **Flexible floor plan** accommodating multi-tenant occupancy
- **Proximity to Harper College** and **strong regional connectivity** (I-90, Rt. 53, I-355, O'Hare)
- **Located in an affluent northwest suburb** with median household income over \$140K

EUCLID AVENUE

1618

MAIN ENTRANCE

MONUMENT SIGNAGE AVAILABLE

COLONIAL PKWY

ROSELLE ROAD

ALGONQUIN ROAD

HARPER COLLEGE



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EUCLID AVENUE

QUENTIN ROAD

ALGONQUIN ROAD

ROSELLE ROAD

INTERSTATE 90

GOLF ROAD

4-WAY INTERCHANGE

ARLINGTON PARK METRA STATION

Metra

**PROPOSED CHICAGO BEARS
ARLINGTON PARK CAMPUS**

HARPER COLLEGE

RESTAURANTS & RETAIL

WOODFIELD MALL

SURROUNDED BY \$5B+ IN NEW DEVELOPMENT

- Situated within Williamsburg Village across from Harper College
- Minutes to Route 53/I-290 and Northwest Highway (US-14)
- Nearby restaurants, retail, and services (<5 minutes)
- Proposed Chicago Bears Arlington Park campus (<10 minutes)



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CONTACT

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TO LEARN MORE, VISIT OUR
WEBSITE OR SCAN OUR QR CODE:



ABOUT US

For over 32 years, **Moats Office Properties** has owned and operated office buildings in Chicago's Northwest suburbs.

We are a family owned and operated business and strive for the best in customer satisfaction.