

420 Front St, McHenry, IL

PRICE REDUCTION!

5,000 - 21,500 SF FOR SALE OR LEASE



SPECIFICATIONS

AVAILABLE: 5,000-21,500 SF

BUILDING SIZE: 21,500 SF (2-story office)

FLOOR SIZE: 10,750 SF

PARKING: 76 cars

YEAR BUILT: 2000

ELEVATOR: YES

TRAFFIC COUNT: 18,000 vehicles per day

ZONING: O-2

SPRINKLER: YES

RE TAXES: \$3.96 PSF (2020)

LEASE RATE: STO**SALE PRICE: \$1,950,000 (\$90.70 PSF) \$1,600,000 (\$74.42 PSF)**

- First class office building with high quality finishes
- Priced substantially below replacement cost
- Single or multi-tenant opportunity for user/investor

Contact

Dan Jones, SIOR, Managing Broker
847-310-4299

djones@entrecommercial.com

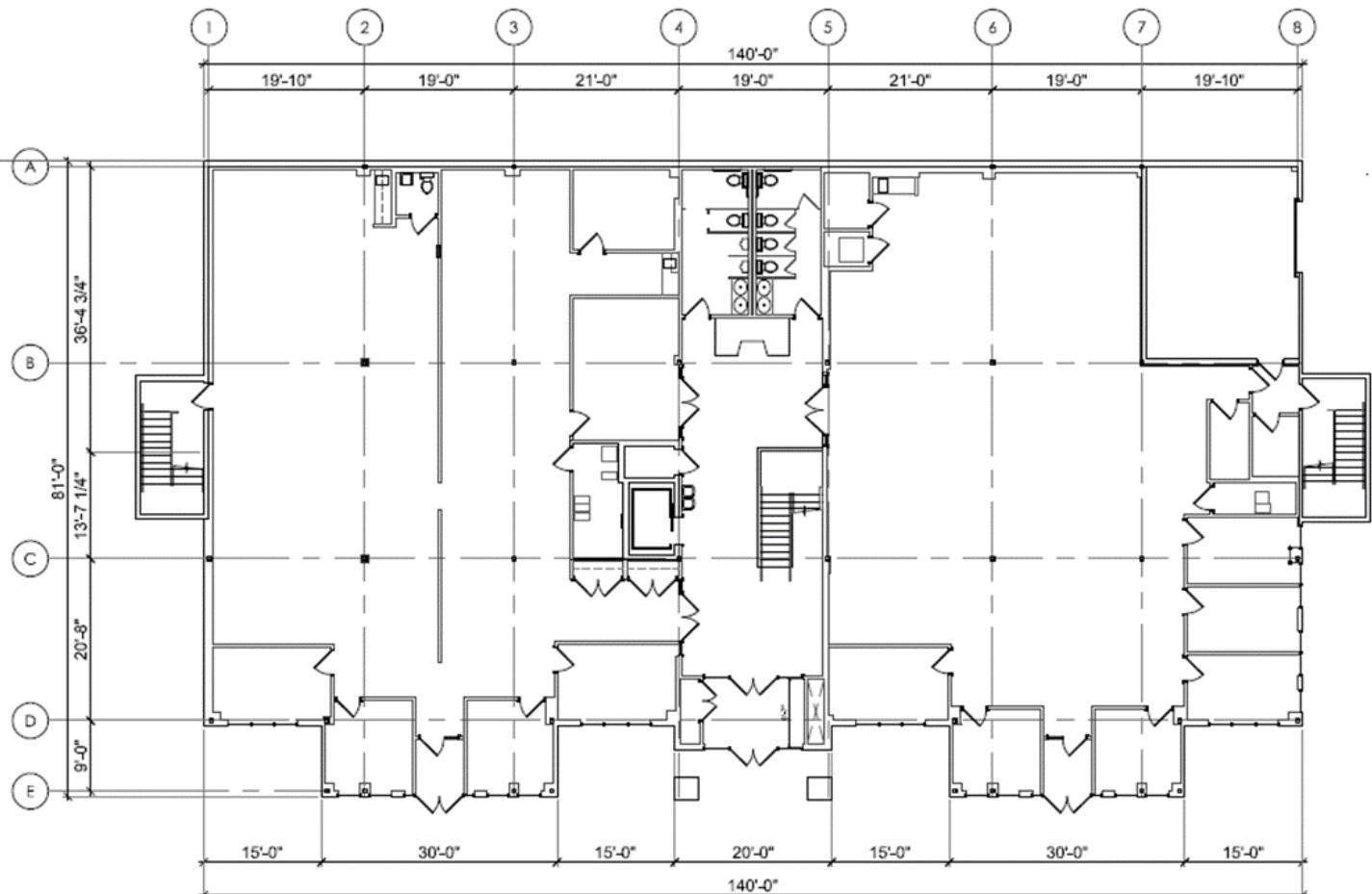
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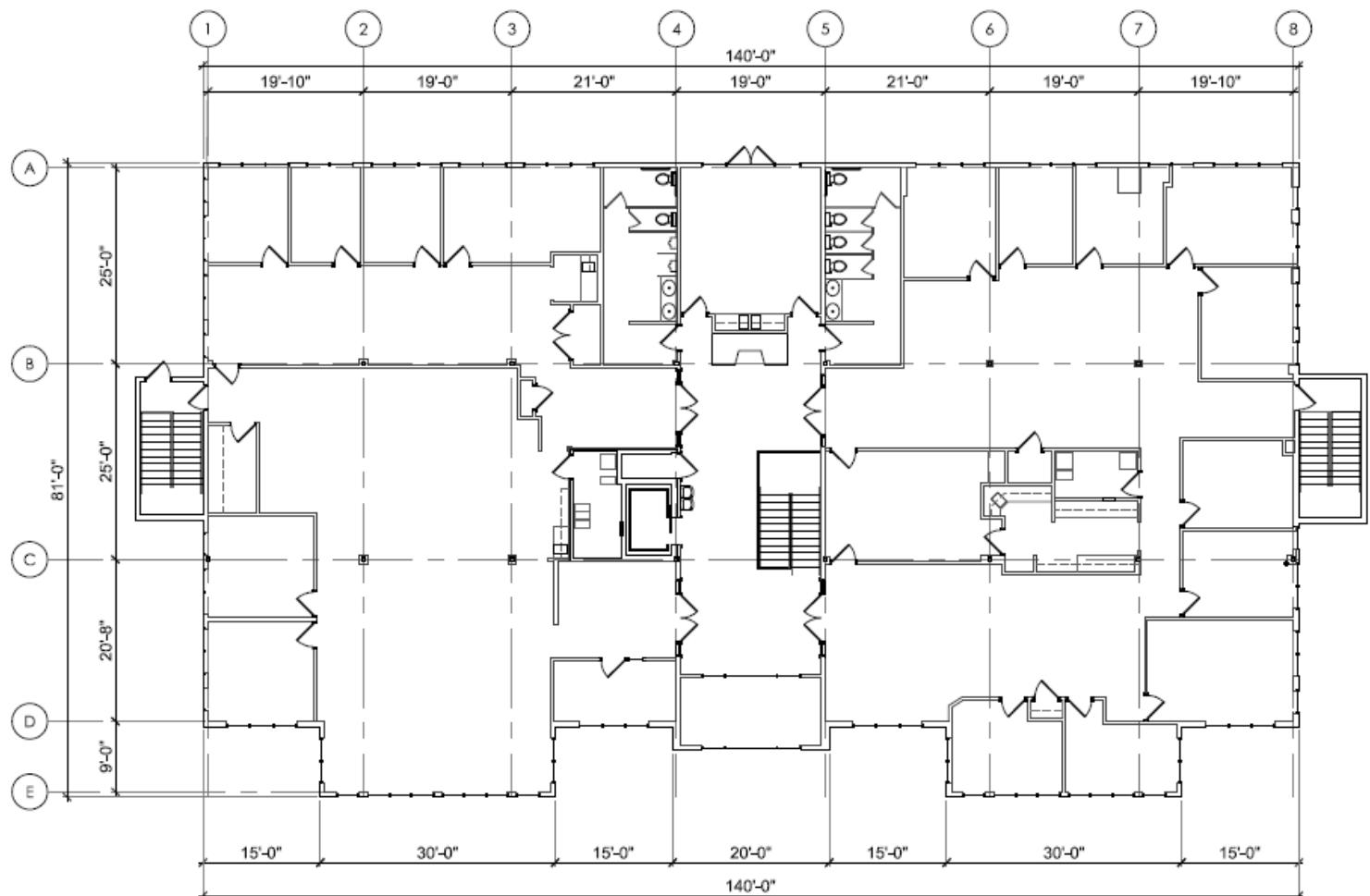
FIRST FLOOR



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SECOND FLOOR

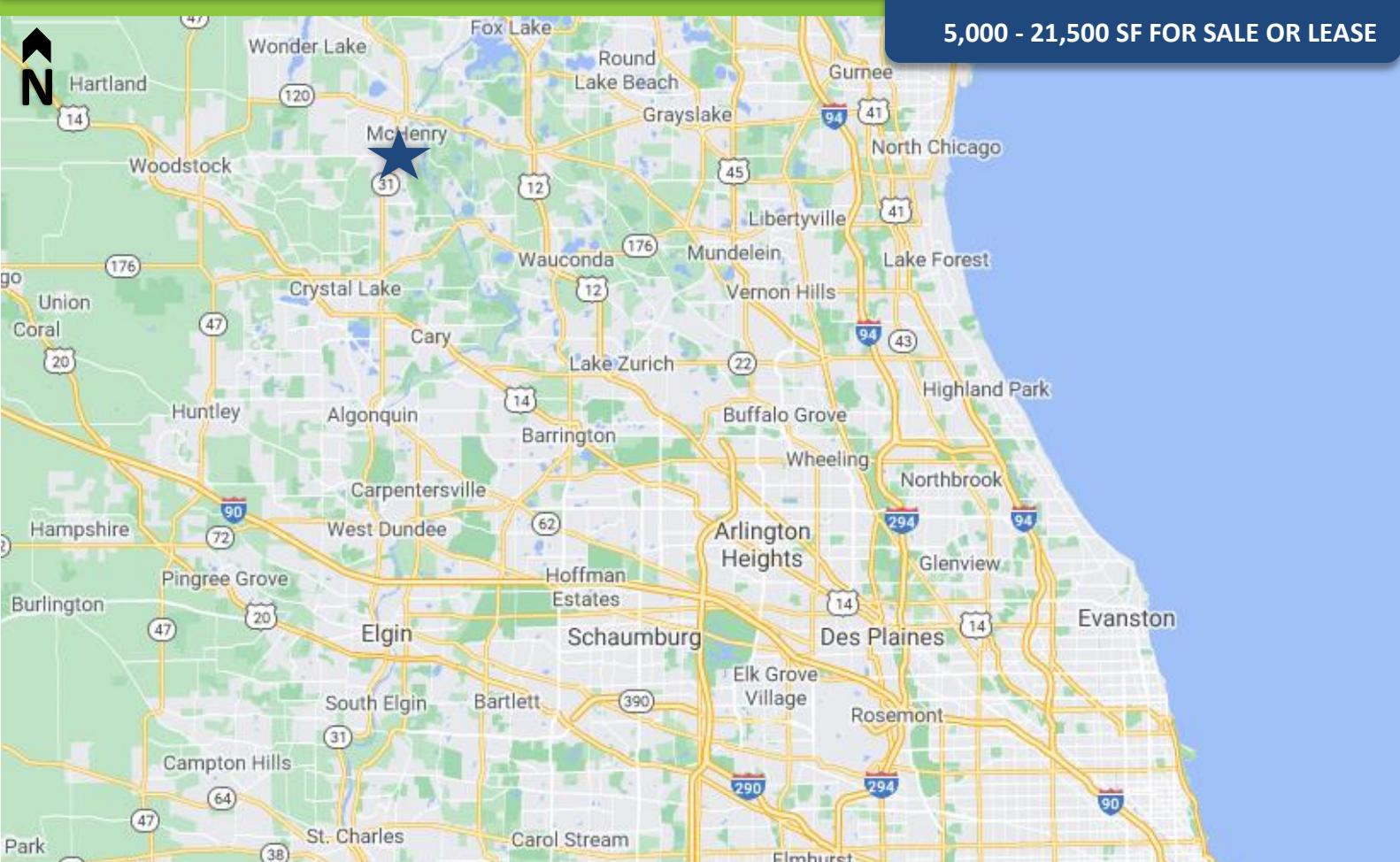


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LOCATION

- Great exposure along Route 31
- Proximity to restaurants, entertainment, & hospitality
- Located in McHenry County

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