



5145 Washington, Downers Grove, IL

Prime Downtown Downers Grove Location OFFICE & MEDICAL FOR LEASE



TOTAL AREA: 2,300 SF

FIRST FLOOR (1,150 SF)

- Medical/Office Layout
- 4 Operatories
- Lab + Bath
- Reception & Waiting Area

SECOND FLOOR (1,150 SF)

- 3 Private Offices
- Kitchen + Bath
- Open Workspace

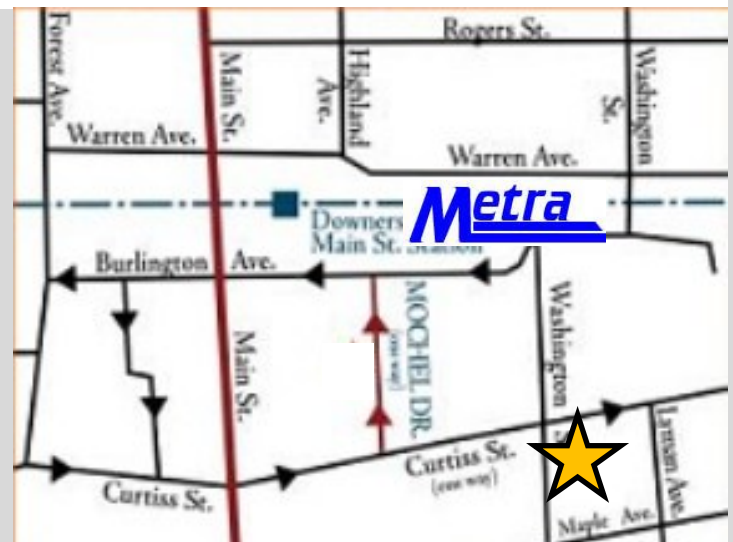
LOWER LEVEL STORAGE

- ◆ On Site Parking
- ◆ Walk To Metra
- ◆ Designated Signage
- ◆ Fully Built Out
- ◆ Potential Live-Work

CONTACT

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Schulz Properties, Ltd.
947 Maple Avenue, Downers Grove, IL





One Block To
Metra Train
Station



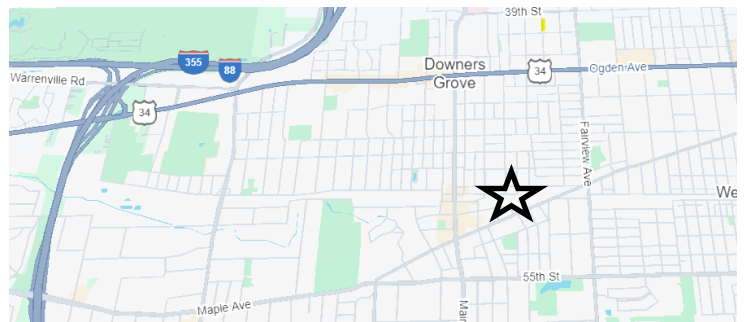
13 On Site
Parking Spaces

Downers Grove

Approximately **29,000** residents

Express Metra train — **26 minutes to Chicago**

Easy access to **I-355 & I-88**



Population

2027 Projection
2022 Estimate

1 Mile

14,521
14,598

3 Mile

96,898
97,933

5 Mile

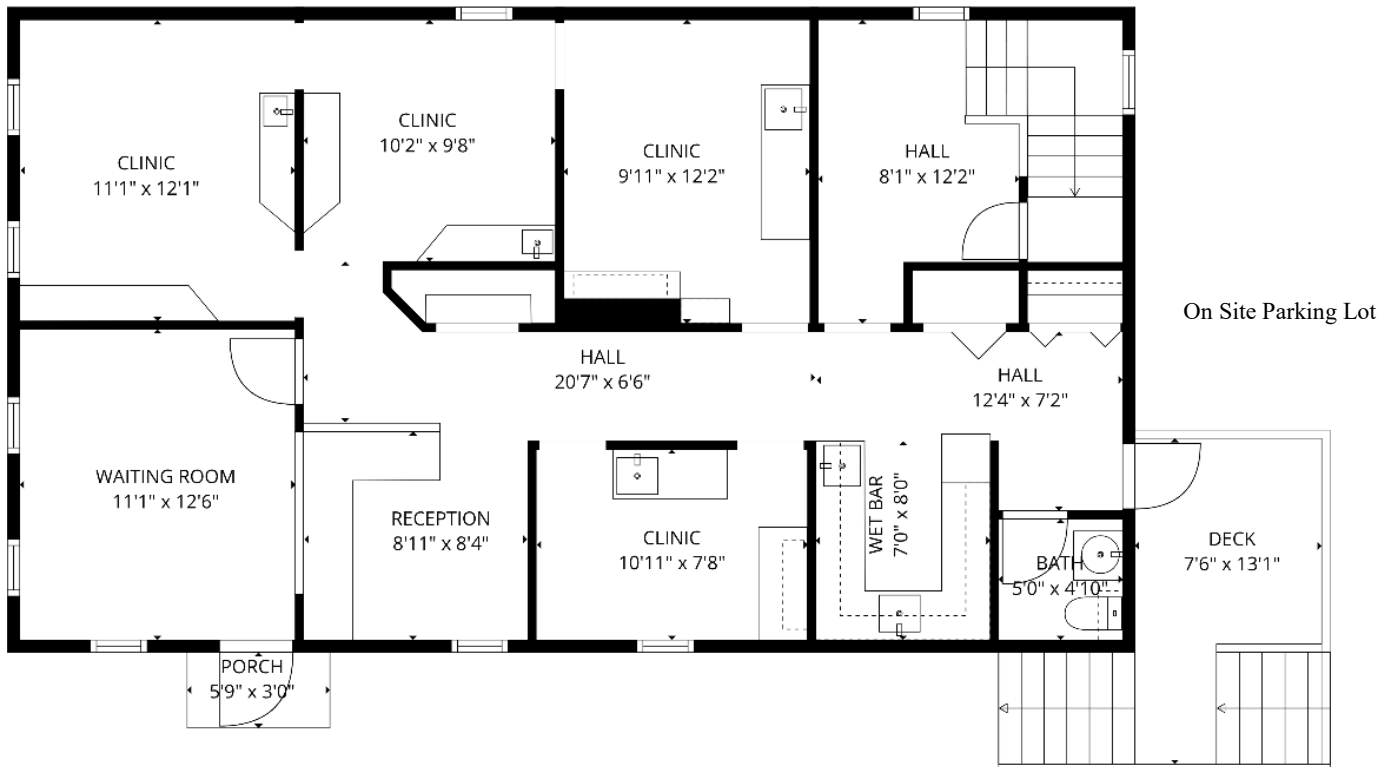
249,204
251,921



Suite 100

1,150 SF

Up to 2,300 SF





Suite 200
1,150 SF
Up to 2,300 SF

