

TURN KEY MEDICAL / OFFICE FOR LEASE
CRYSTAL PROFESSIONAL CENTER
 ORLAND PARK, IL 60467



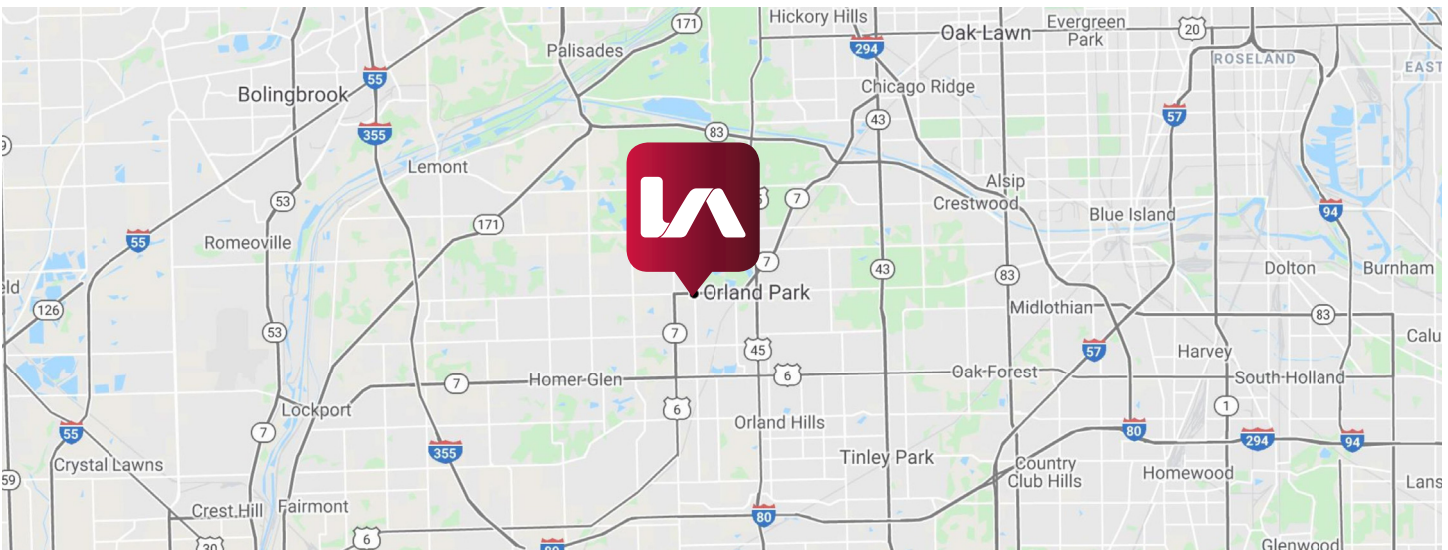
BUILDING SPECIFICATIONS:

AVAILABLE:	Building 10811:	Suite 250*: ±3,480 SF (Available May 1 st) - Site Plan (Infusion therapy space) Suite 210: ±5,150 SF (Available August 1 st) - Site Plan	23,250 SF total
	Building 14315:	Suite 122: ±1,725 SF - Site Plan	15,739 SF total
UTILITIES:	Included in Operating Expense (HVAC, Lights and Outlets)		
OPERATING EXPENSES:	Building 10811: \$6.50 PSF / Building 14315: \$6.68 PSF (2024)		
TAXES:	Building 10811: \$6.30 PSF / Building 14315: \$5.62 PSF (2024)		
LEASE RATE:	\$21.50 PSF NNN		
COMMENTS:	<ul style="list-style-type: none"> › *Infusion space for oncology, hematology & rheumatology › Highly visible at signalized intersection › Close proximity to Northwestern Medicine Palos Hospital (10 minutes) › Ample parking 		

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