

22102 N. Pepper Road, Lake Barrington IL

Available: 7,600 SF



AVAILABLE JUNE 2024

FOR LEASE: Professional Business Park Setting

OFFICE SIZE: 7,600 SF

USE: Office

CLASS: B

AGE: 1999

STORIES: 2nd Story Office

ELEVATOR: Yes

PARKING: Ample

CHARGING STATIONS: 3 EV Charging Stations Available

SPRINKLERS: Yes

TAXES: \$1.67 PSF

CAM: \$1.25 Estimated

LEASE RATE: \$17 PSF MG

- Professional business park setting located in the prestigious Barrington community
- Walking distance to restaurants, coffee shop, recreation
- Close Proximity to Good Shepherd Hospital
- Direct access to Northwest Hwy (Rt. 14)
- High quality office finishes
- Warehouse space available upon request



SCAN FOR LISTING



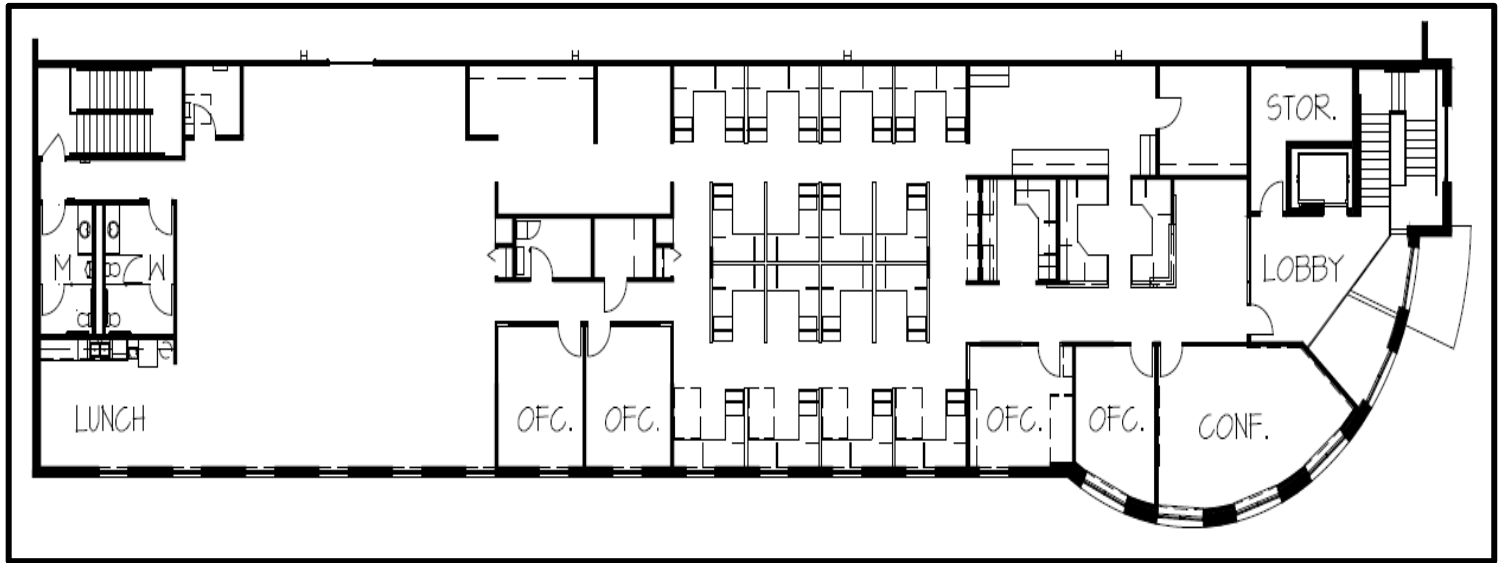
ENTRE
Commercial Realty LLC

Nick Walby
847-310-4208
nwalby@entreccommercial.com

Dan Jones, SIOR
847-310-4299
djones@entreccommercial.com

Marc Bartolini
708-256-9615
mbartolini@entreccommercial.com

SITE PLAN



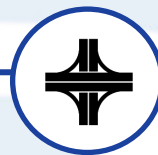
Facility Highlights



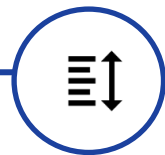
LOCATED IN
PRESTIGIOUS
BARRINGTON



AMPLE
PARKING



DIRECT ACCESS TO
NW HWY (RT. 14)



HIGH
QUALITY
FINISHES

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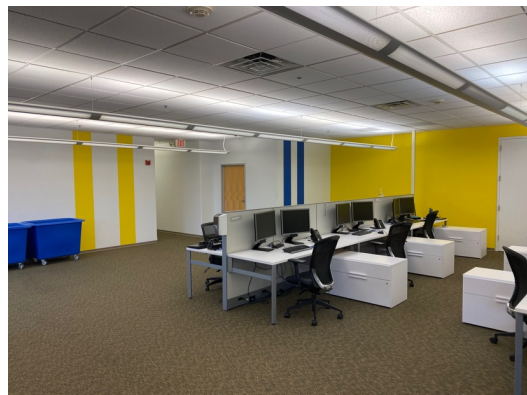
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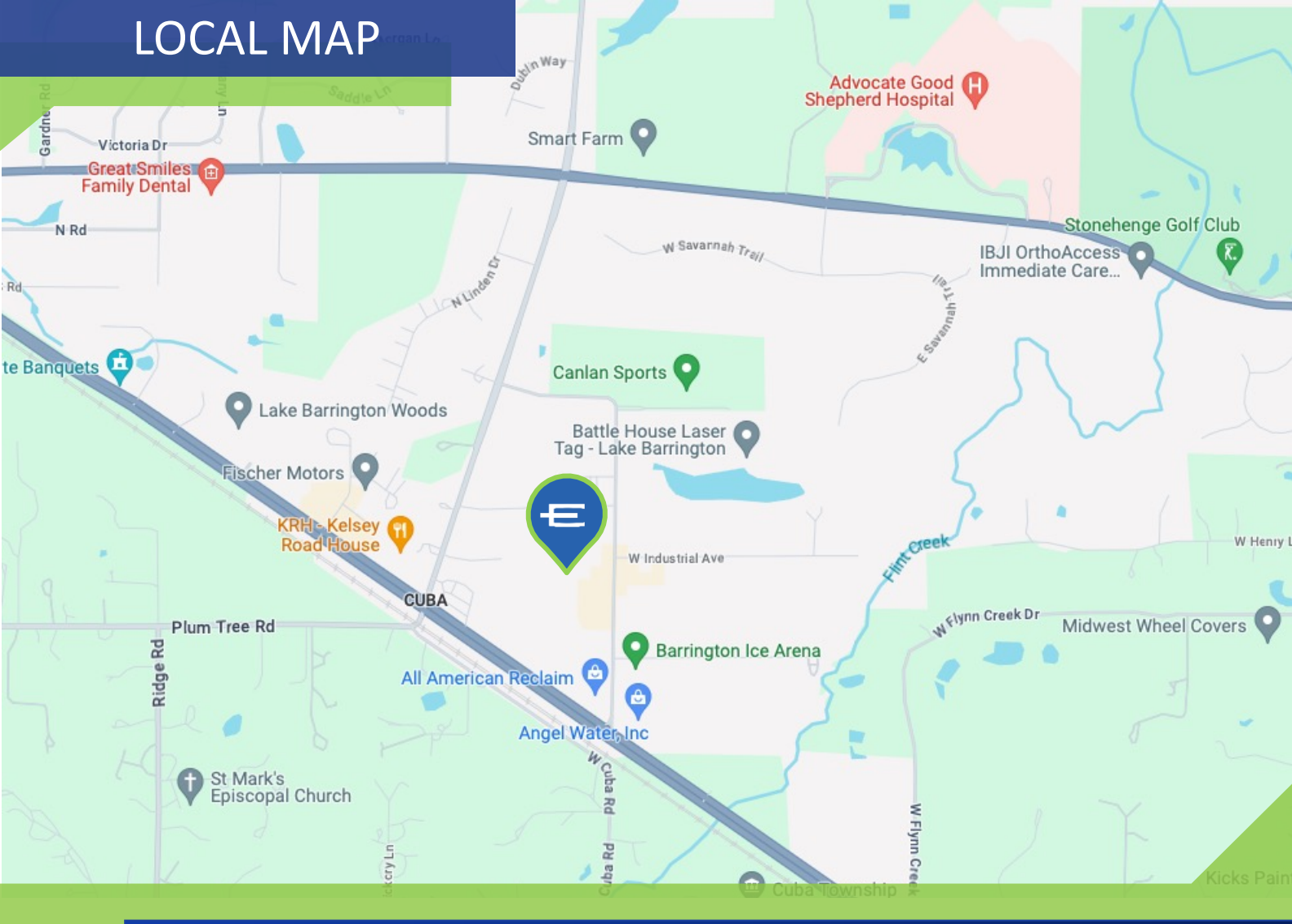
PHOTOS



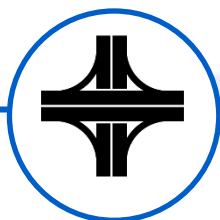
PHOTOS



LOCAL MAP



SCAN FOR MAP VIEW



**Direct Access to
Northwest Hwy (Rt. 14)**



**Located in Prestigious
Barrington Community**

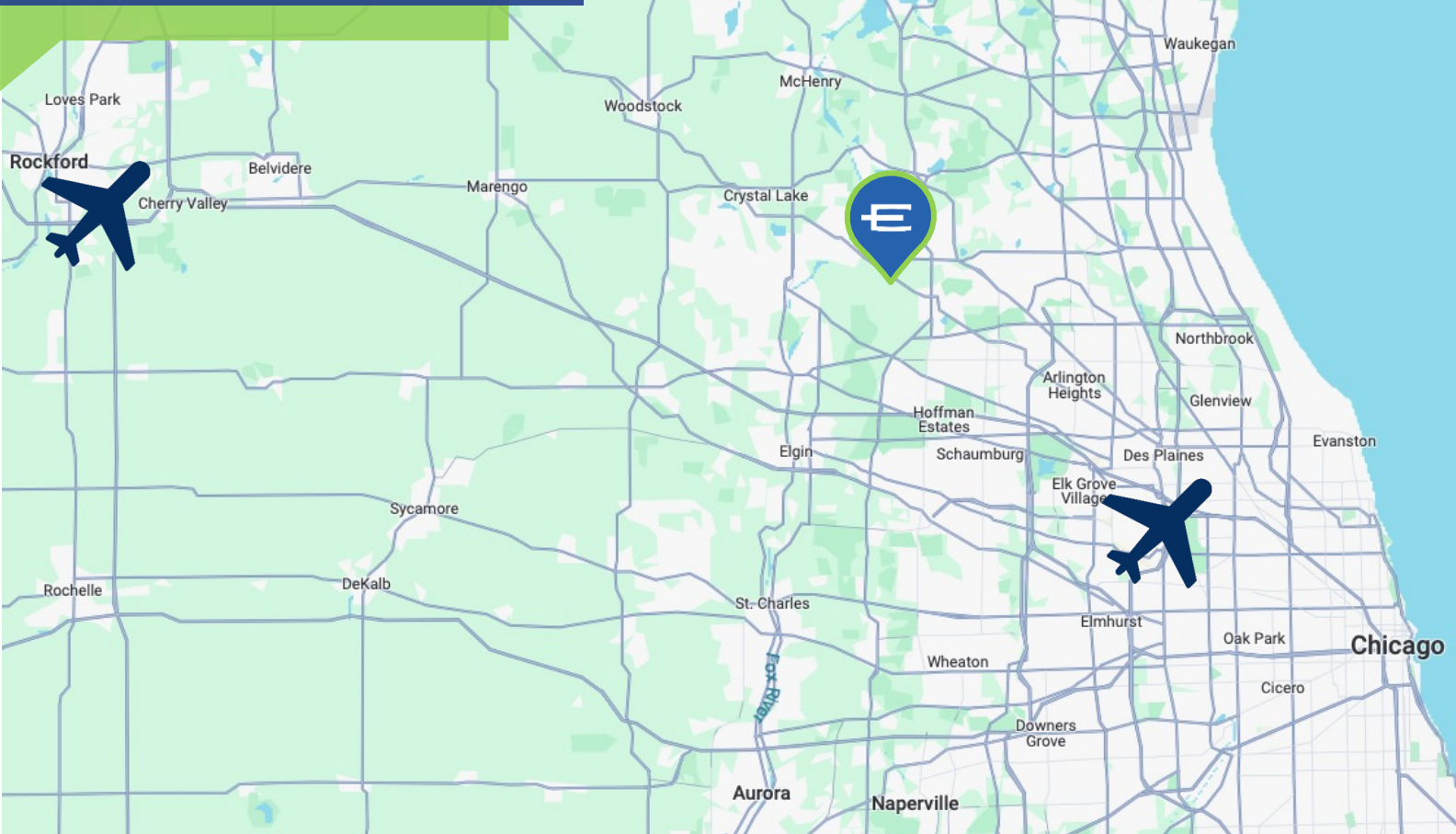
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LOCATION



22102 N. Pepper Road, Lake Barrington

Amenities

Walking distance to restaurants, coffee shop, recreation



25 Miles from
O'Hare Intl
Airport



63 Miles from
Rockford Intl
Airport