

STUDIO LAB

PROFESSIONAL OFFICE  
SPACE AVAILABLE FOR

SUB-LEASE

2600 WARRENVILLE ROAD  
SUITE 205  
DOWNTON GROVE, IL  
60515

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## Recently Renovated Office Space Available for Sublease

Discover a flexible, newly updated office environment ideal for a wide range of professional uses. The entire space is available for sublease.

### Prime Location

Conveniently located near I-88 and I-355, this space offers excellent accessibility for you, your clients, and your team. The surrounding area features numerous restaurants and amenities, creating a convenient and appealing setting for any business.

### Features & Amenities:

- **Recently Renovated:** Fresh updates throughout provide a clean, modern, and adaptable environment suitable for a variety of professional uses.
- **Professional Setting:** Ideal for advisors, consultants, attorneys, therapists, or any trusted service-based business.
- **Square Footage:** 3,570

### Why This Space Works

- **Convenience:** Flexible scheduling and a central location make it easy to manage your business efficiently.
- **Comfort:** A thoughtfully refreshed workspace designed to support productivity and a positive client experience.
- **Value:** Competitive sublease rates that deliver quality and flexibility without compromise.

### Schedule a Tour

Experience the possibilities of this newly renovated office space. Contact us today to schedule a tour and learn more about this sublease opportunity.



## BUILDING SPECIFICATIONS

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2600 Warrenville Rd,  
Suite 205

Downers Grove, IL  
60515

Single-story Building  
Secure Entrance

Waiting Room Area

Large Training Room  
Kitchenette

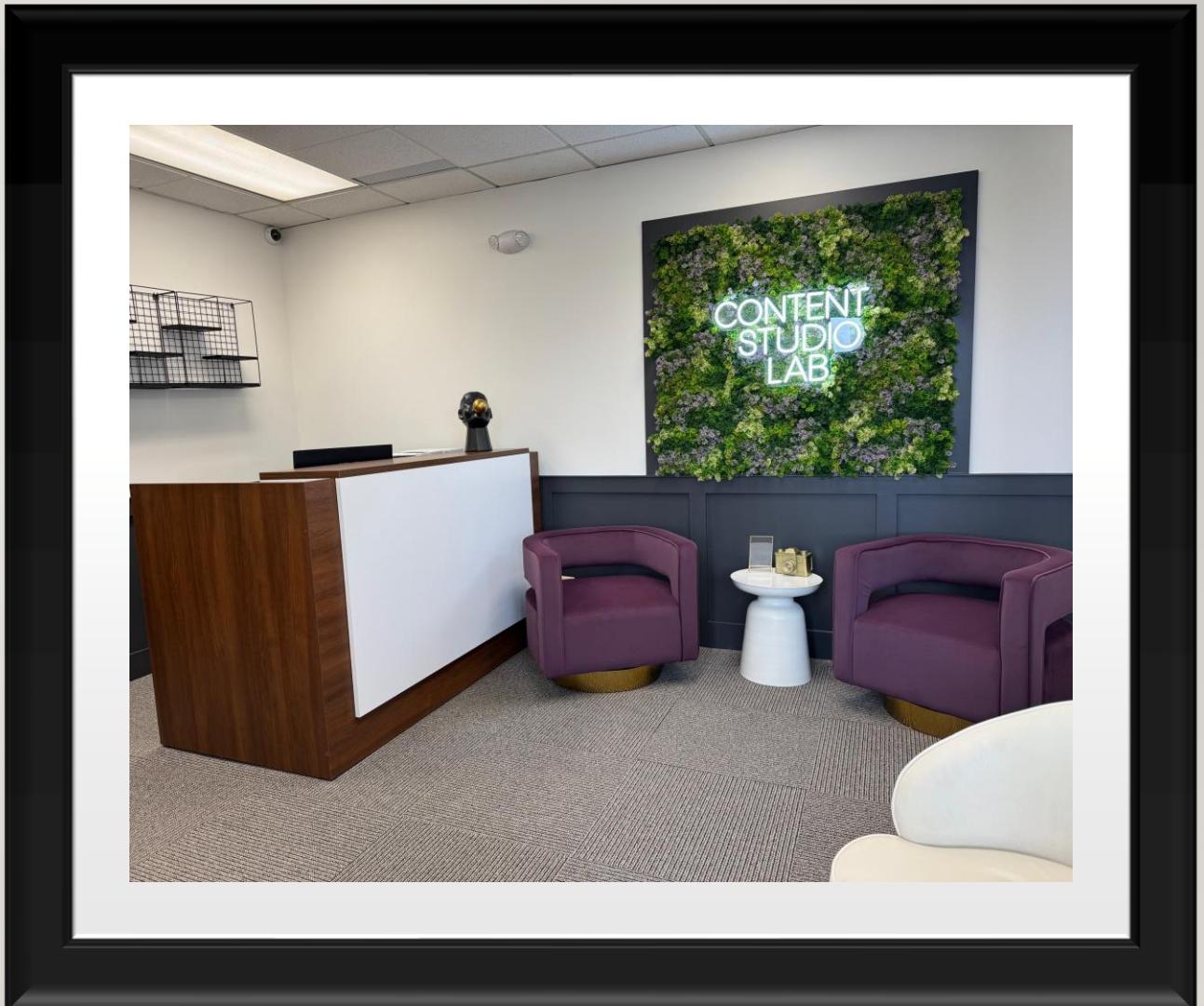
Private Restrooms  
ADA Accessible

Sublease Term:  
Through 11/30/31

Rent: \$4,037.71 MG

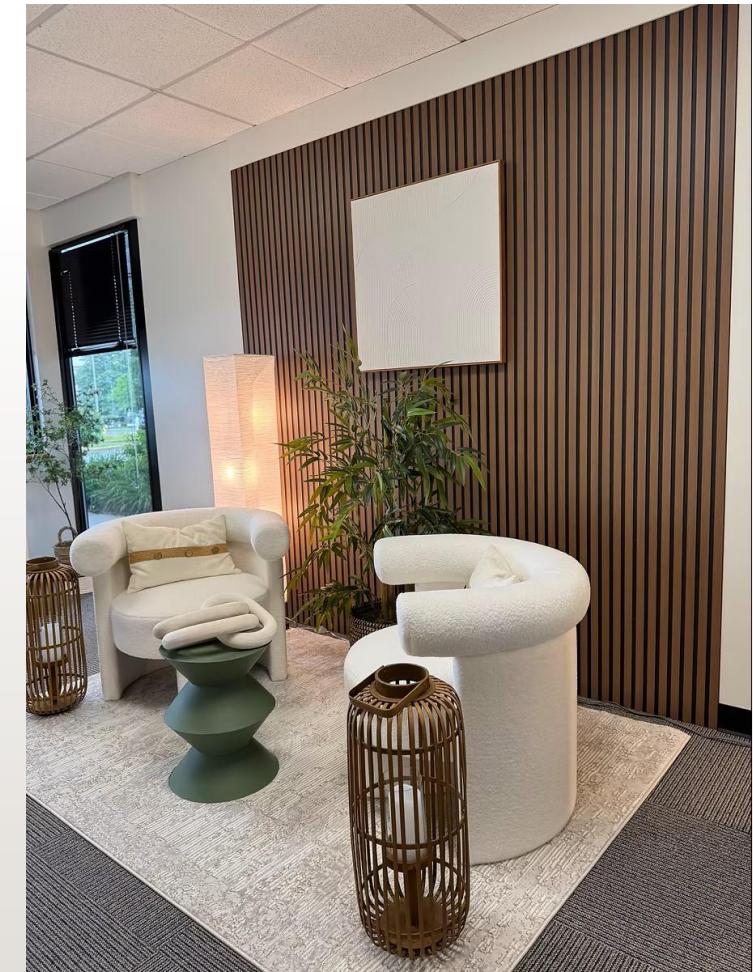
Utilities:

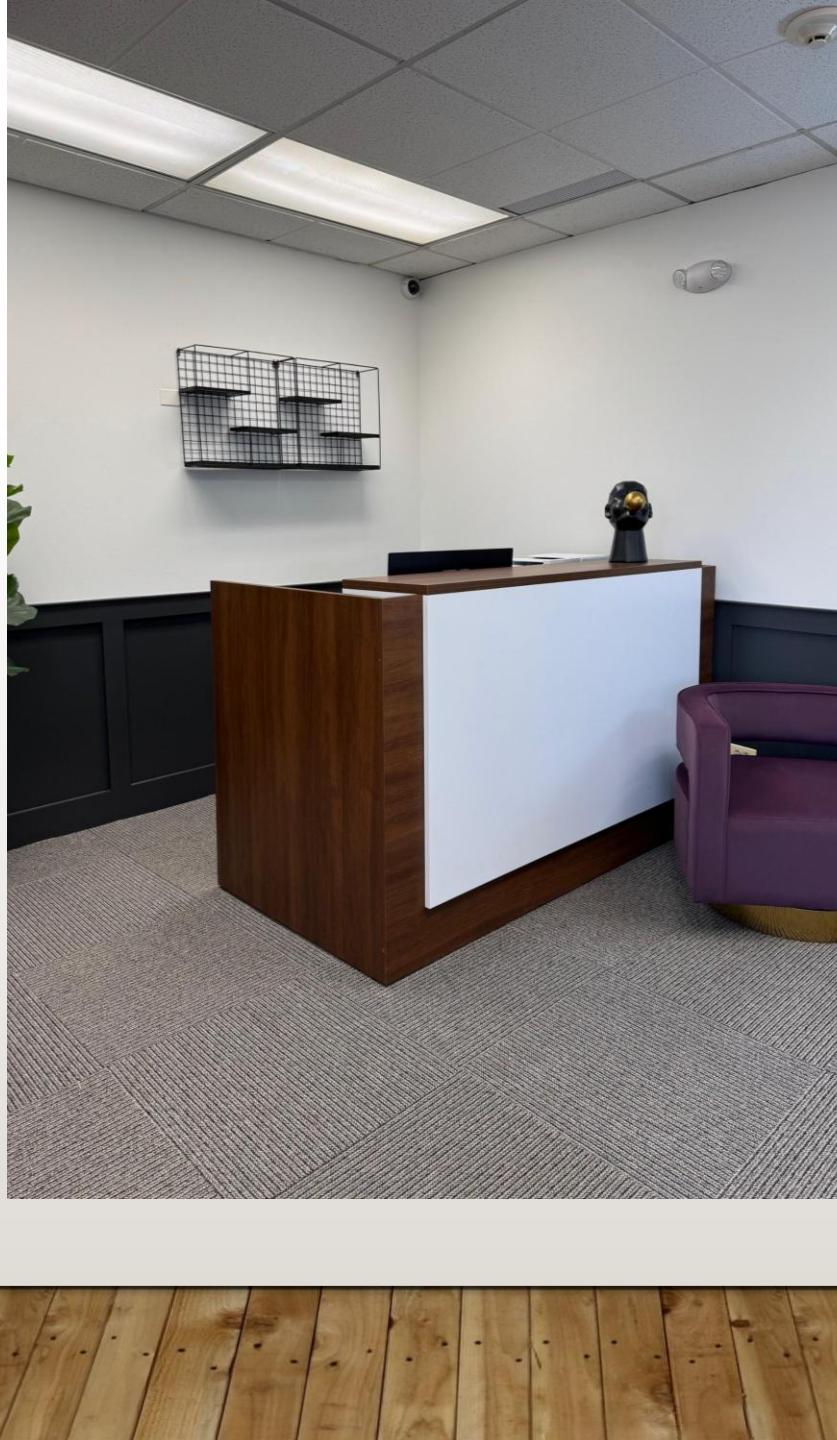
Internet, Gas,  
Electric & Janitorial -  
Paid by Subtenant

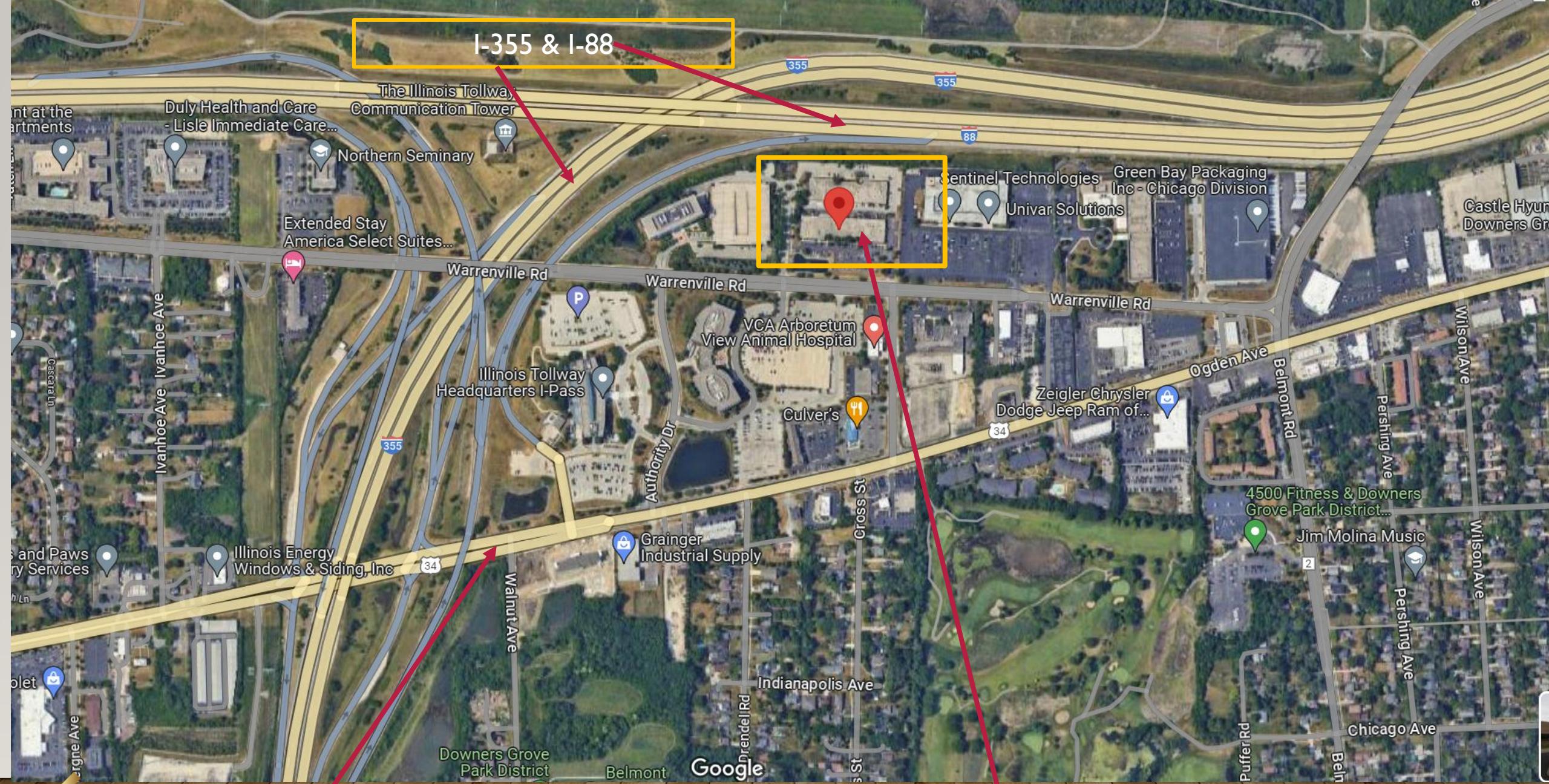




Note: Furniture not included but is for sale







Ogden Avenue – Route 34

2600 Warrenville Rd, Downers Grove, IL 60515

## DISCLAIMER

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