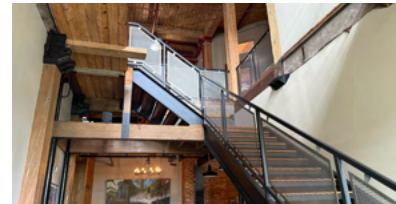


330 W Front Street
Harvard, IL 60033

For Lease

MLS #12711812

OFFICE



CREATIVE OFFICE SPACE 17,000 SF

LEASE PRICE: \$14 - 18 SF/YR (GROSS)

Dynamic. Flexible Creative Office Space Ready For Your Innovative Ideas

Ditch the traditional cubicle and scale your professional, medical or artistic business at 330 Front Street.

This dynamic office space features open-concept architectural potential, expansive window lines, and a vibrant aesthetic perfect for collaborative coworking ventures. The versatile interior layout can be configured to match your team's workflow, offering the ultimate balance between private team breakout areas and open collaborative zones.

Situated in a well-connected, high-visibility corridor, this address puts your company at the center of Harvard's evolving commercial market.

Give your team an inspiring, energetic workplace environment that attracts and retains top-tier talent.

Contact Broker for more information.

Specifications

Description:	Office - Office Building
Size:	331,000 SF
Year Built:	1903
HVAC System:	Heat in all, AC in most
Electrical:	Sufficient for usage
Washrooms:	Ample and common or in-suite
Ceiling Height:	10'-16'
Parking:	Parking Lot and Street
Sewer/Water:	City
CAM & Taxes:	Modified Gross Lease-
PIN #:	01-35-328-001, 003, 004, 005, 007, 008, 009, 010

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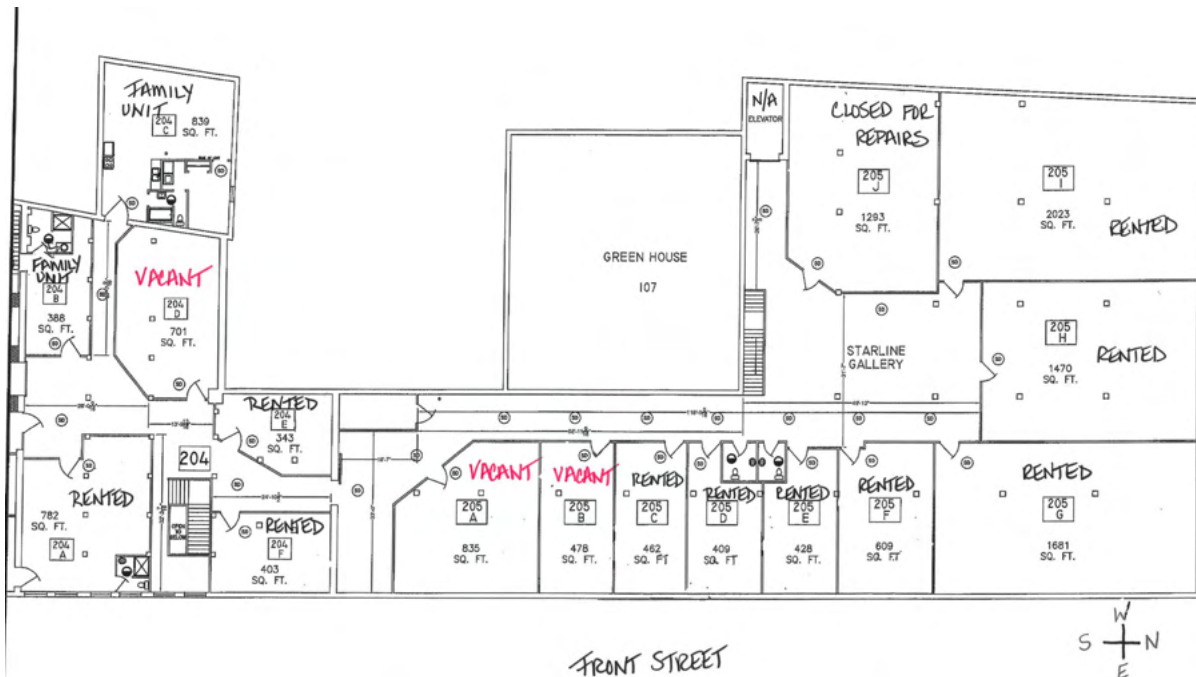
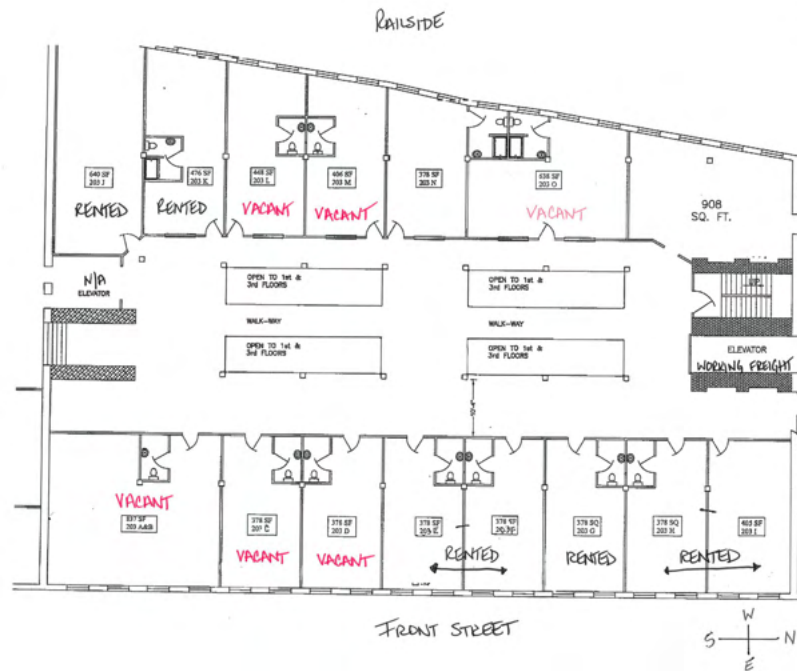
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330 W Front Street
Harvard, IL 60033

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COMMERCIAL REALTY

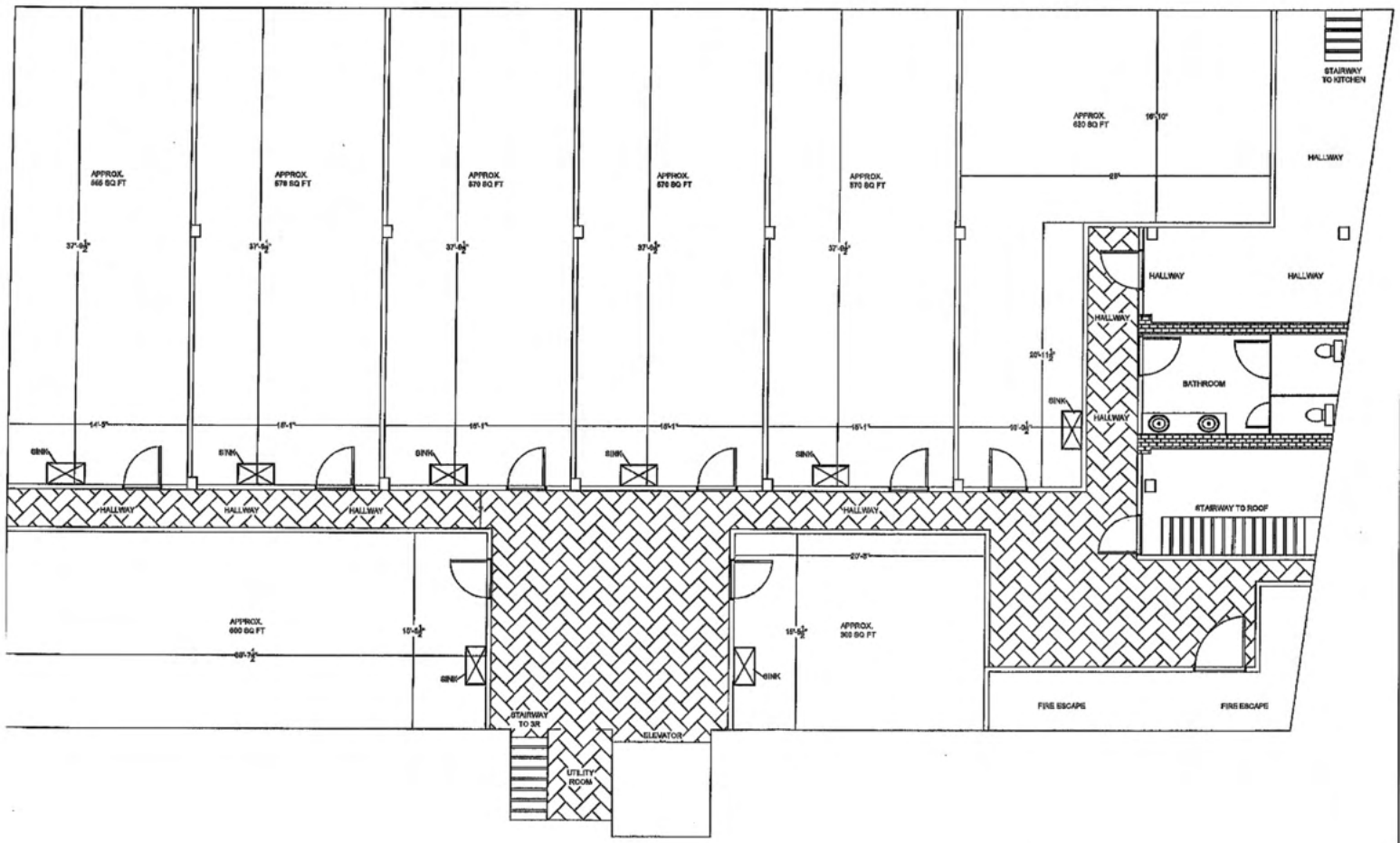
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COMING SOON



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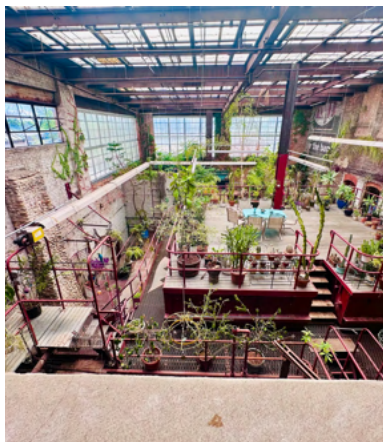
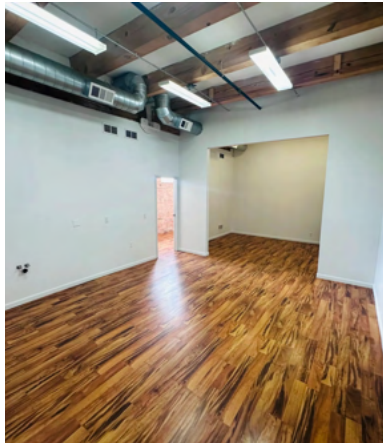
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Office Highlights:

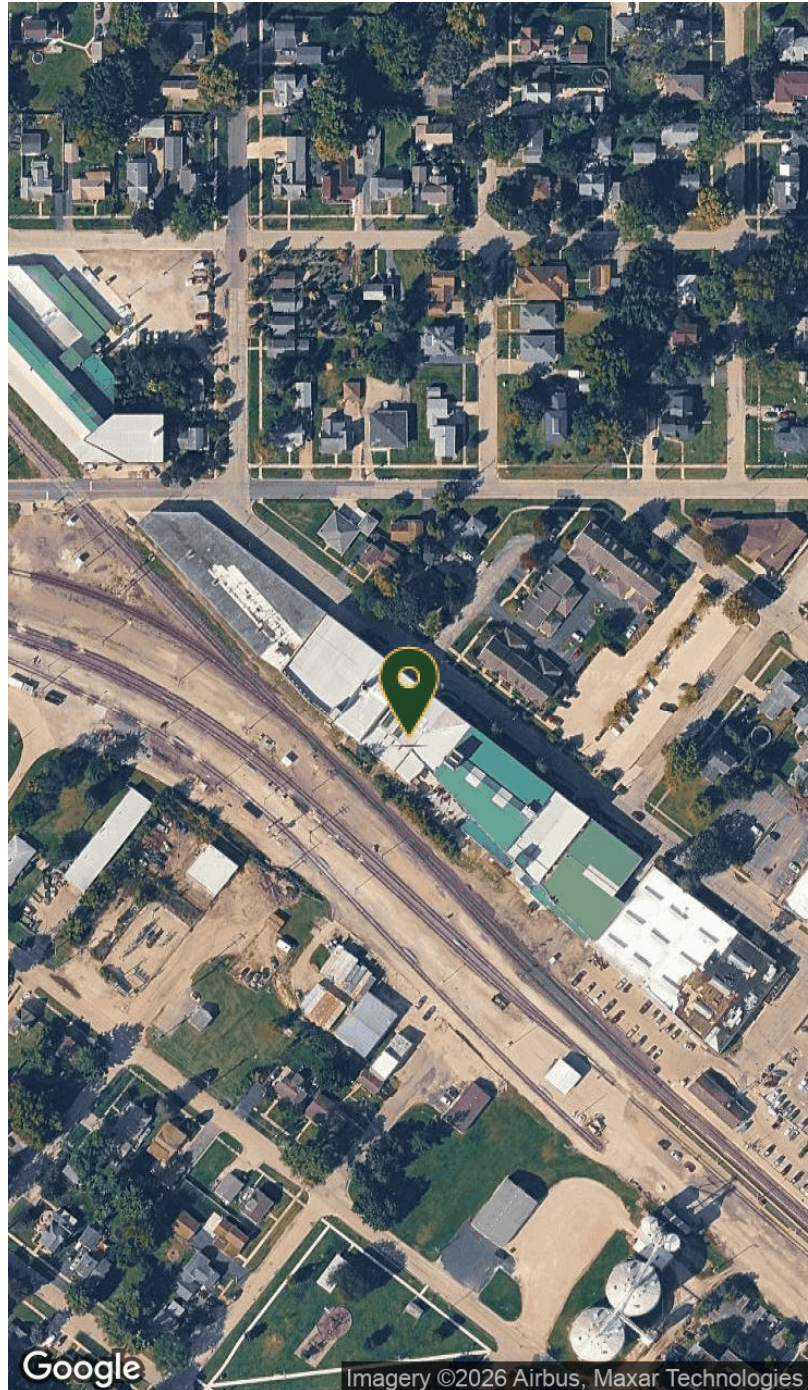
Prime Location: High-visibility commercial placement near downtown Harvard.

Versatile Footprint: Open, highly adaptable floor plan optimized for professional or medical office layouts.

Turnkey Infrastructure: Nicely maintained facilities with a mixture of old world charm and updated finishes.

Convenient Commute: Excellent regional accessibility via train or car.

Flexible Leasing: Competitive terms available to suit growing enterprises or established operations



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