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OFFICE BUILDING FOR SALE

3880 Salem Lake Drive

LONG GROVE, IL 60047

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PROPERTY HIGHLIGHTS

- Professionally landscaped grounds
- Expansive green space surrounding the building
- Quiet, low-density environment ideal for medical and professional use
- Executive-level curb appeal
- Ample on-site surface parking
- Convenient access for patients, clients, and employees
- High-quality interior environment
- Dedicated conference room facilities
- On-site fitness center (gym)
- Green space for outdoor breaks and informal meetings
- Professional conference facilities
- Bright, open interior environment
- Convenient access for patients, clients, and employees
- Flexible floorplates suitable for private offices, bullpen layouts, or clinical configurations

PROPERTY DESCRIPTION

Introducing an exceptional opportunity to acquire or lease a premier office campus in the highly desirable Long Grove submarket. Located at 3880 Salem Lake Drive, this 26,180-square-foot building is zoned B1, offering flexibility for professional office, medical office, and select service-oriented uses.

Positioned within one of South Lake County's most stable and affluent communities, the property provides a rare combination of corporate image, operational efficiency, and employee-centered amenities.

OFFERING SUMMARY

Sale Price:	\$2,618,000
Lot Size:	7.67 Acres
Building Size:	26,180



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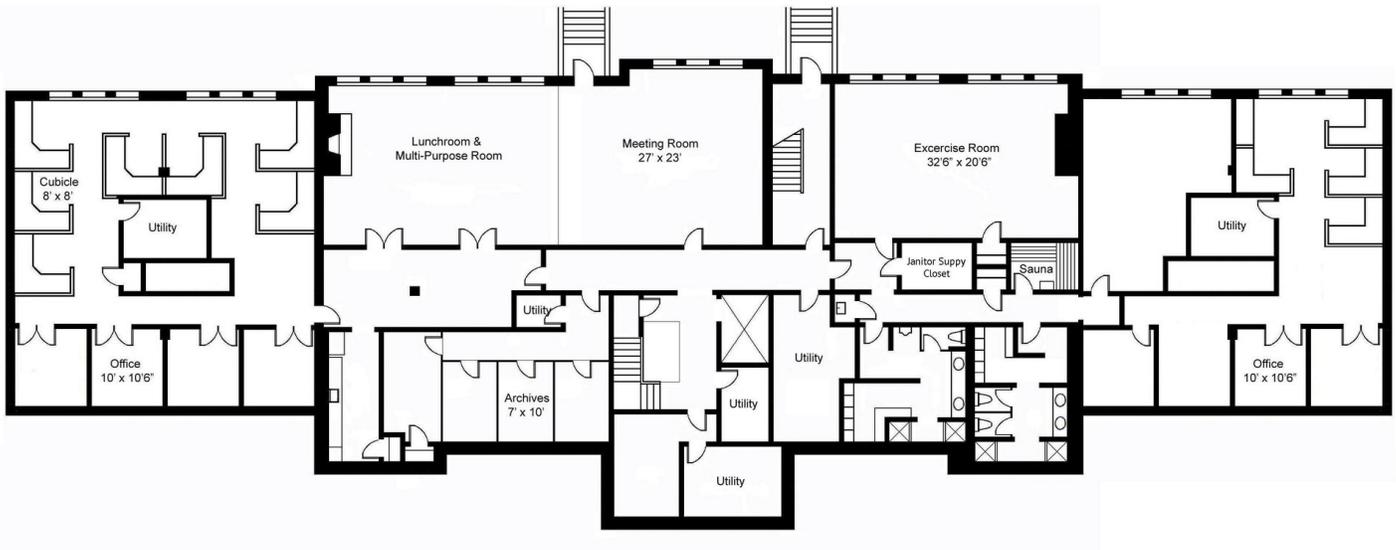
3880 Salem Lake Drive presents a 26,180 SF B1-zoned office and medical office opportunity in the highly desirable Long Grove submarket of South Lake County. The building offers a campus-style setting with abundant surface parking, expansive green space, and strong curb appeal suited for professional and healthcare users. Interior features include substantial natural light, conference facilities, and an on-site gym that supports employee retention and workplace efficiency. The flexible floorplan allows for single-user headquarters occupancy or multi-tenant configuration, making it a strategic long-term solution for growing organizations.

The property is particularly well suited for:

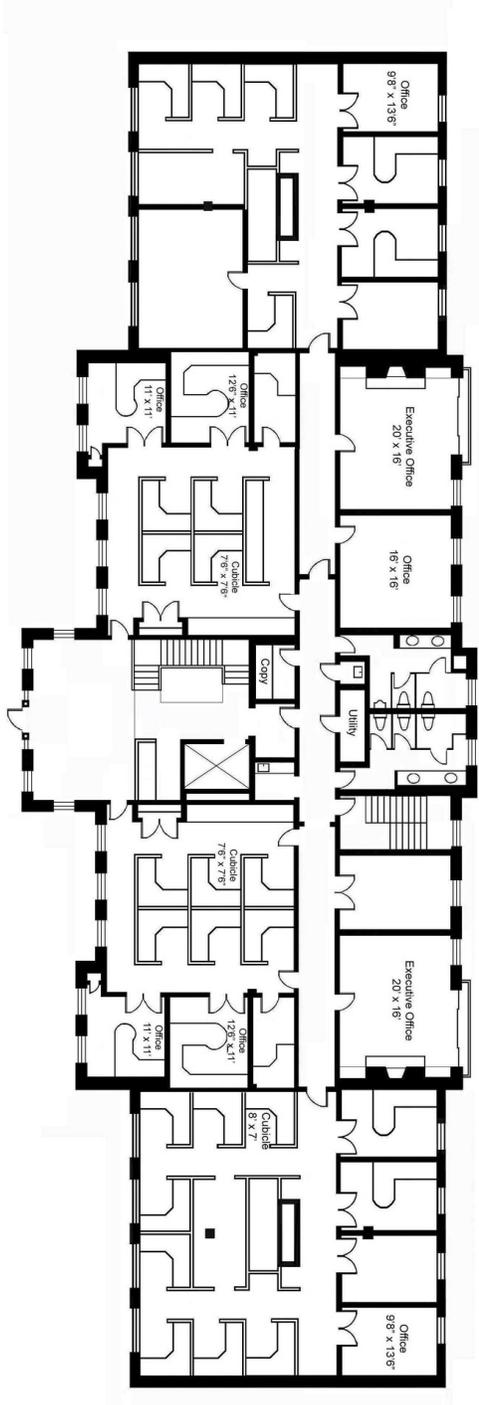
- Medical office practices
- Outpatient care providers
- Professional service firms
- Regional corporate headquarters (20–75 employees)
- Owner-users seeking a campus-style environment
- Firms consolidating from multi-location footprints

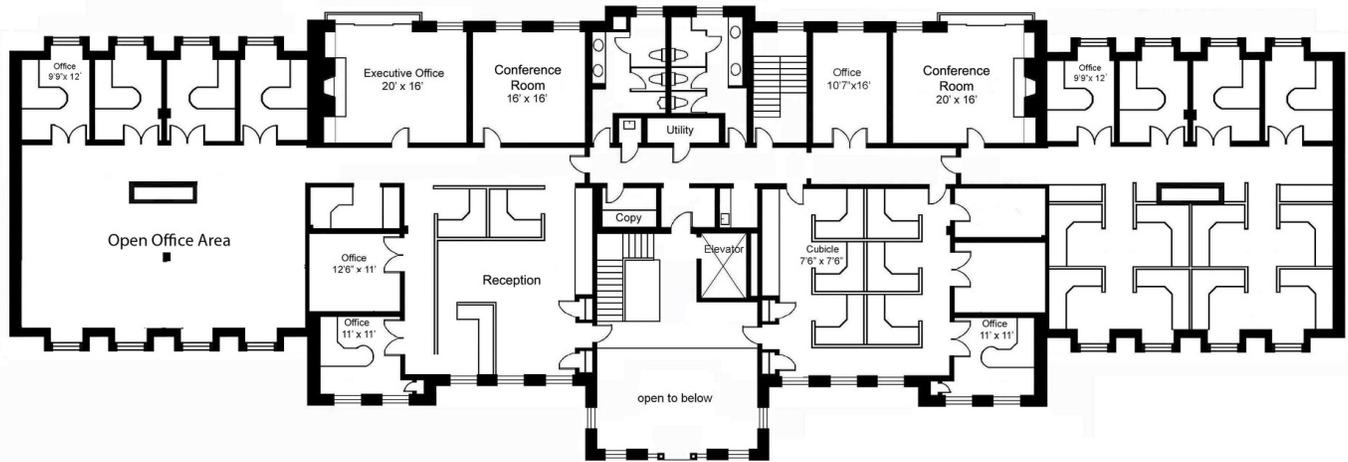
The B1 zoning provides flexibility for healthcare, professional office, and service-based operations while maintaining a clean, professional business environment.

Basement Floor Plan



Ground Floor Plan





Second Floor Plan



