



**ELM POINTE CENTER
535 ELM PLACE
PRINCETON, IL. 61356**

MULTI-USE CONFERENCE ROOM – Upper-level multi-use conference room for lease in Princeton, Il. Clean work space in a well-maintained and established professional building. This spacious, open office is ready to be used as a conference/meeting room, an all-encompassing work space, or can easily be divided for cubicle utilization.

Corner space on lower level (door 25) available for additional temperature-controlled storage purposes. 139 SF Usage can be negotiated in conjunction with primary office lease agreement.

UPPER LEVEL OF PROFESSIONAL BUILDING

ADA-COMPLIANT ELEVATOR

INCLUDED IN RENT:

**DAILY MAINTANANCE – VACUUMING, TRASH EMPTIED,
BATHROOMS CLEANED, GENERAL MAINTANANCE,
INTERIOR AND EXTERIOR.**

UTILITIES PRORATED BASED ON SQUARE FOOTAGE

CAT₅ CABLE ETHERNET

**COMMON AREAS: FRONT CUSTOMER PARKING, WITH
ADDITIONAL PARKING IN REAR; KITCHEN; BATHROOMS;
FRONT ENTRY COURTYARD**

**JANITORIAL PAYROLL, MAINTENANCE COSTS, TAXES, AND
INSURANCE COVERED BY BREIZH REALTY, LLC.**