

DEARBORN REALTY & CONSTRUCTION

FOR LEASE

ROSE L PLAZA

962-998 W. Lake Street
Roselle IL
DuPage County



OVERVIEW



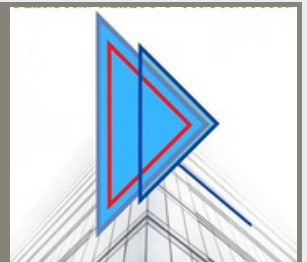
ABOUT THIS PROPERTY

Located on lighted street corner of Lake Street and Rodenburg Road, with tons of traffic count. Heavily populated shopping centers and residential area. Between Roselle Rd/Bloomindale Rd and Gary Avenue. Within 2 miles from I-390, 6 miles from I-390 and I-290. Close many restaurants, retail shopping, grocery stores, warehouses, and schools.

CONTACT

 Oscar  (630) 439-4676  oscar@chuckandleo.com

 Dearborn Office | 968 W. Lake St., Roselle IL | (630) 894-1277



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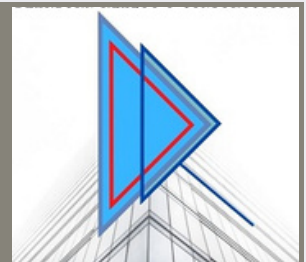
UNIT 976 | 1050 SQFT



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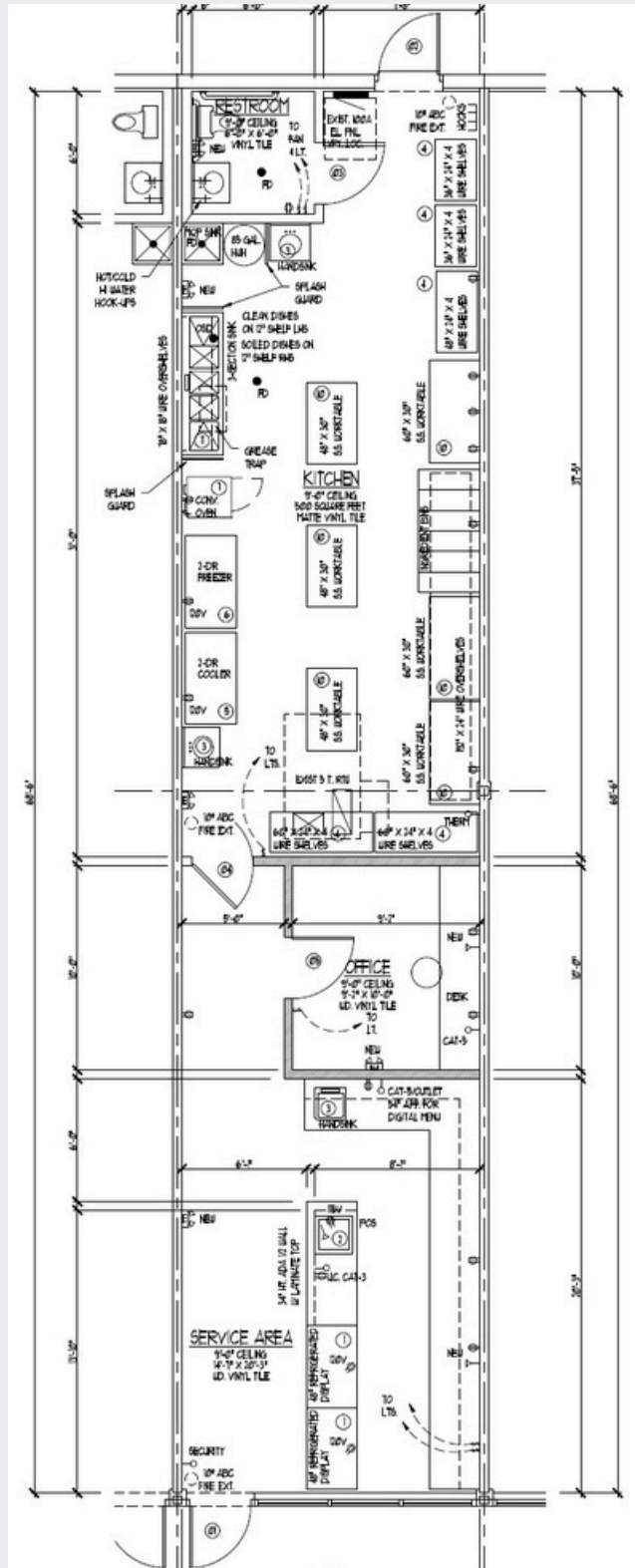
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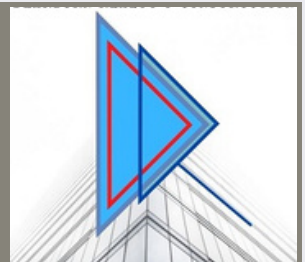
UNIT 976 | LAYOUT



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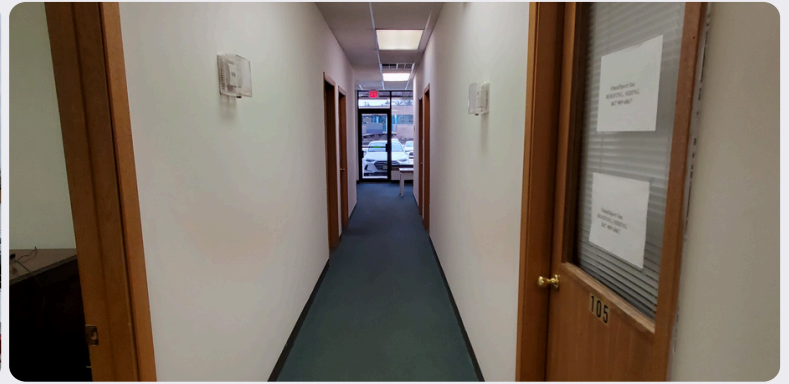
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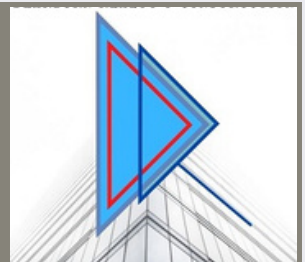
PRIVATE OFFICE SUITES – VARY



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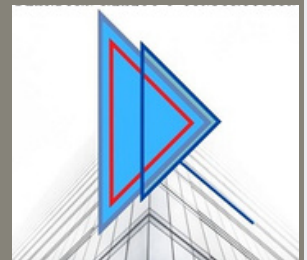
BUSINESSES IN PLACE

Address	Suite	Tenant	SQFT
962-966		Cousin's Pizza Pub	3150
968-974		Office Suites	4200
	968A	Dearborn Realty & Construction	
	100	Discount Insurance Agency	
	101	Love Botanics	
	102	Karountzoz Inc.	
	103	Get Freight	
	104	Why Weight Center	
	105	AVAILABLE	
	106	Circle Q, LLC	
	107	AVAILABLE	
	108	AVAILABLE	
	109	Dearborn	
	110	Pleasant Home Care Services, Inc.	
976		AVAILABLE	1050
978		Office Suites	1400
	101	Artisti Flowers	
	103	Wellness Spa Suite	
	105-107	AVAILABLE	
980		Wellness Spa	1050
982		Thana Thai	980
984-986		Office Suites	1960
	102	Samuel Skwirut	
	106	Roman Trucking	
	104	Compufix	
	108	The Written Word	
	110	The Law Office of Afshan Khan	
	112	Kenyall Williams	
988		ABC Mattress Outlet	980
990-992		Republic Hair Salon	1960
994-998		UMAI Sushi & Hibachi	3580

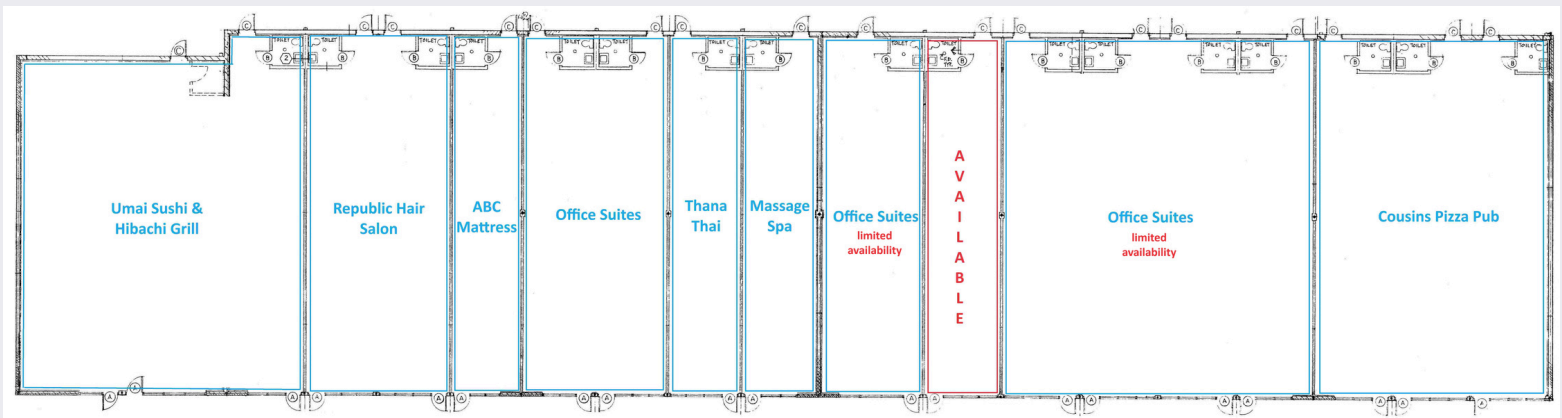
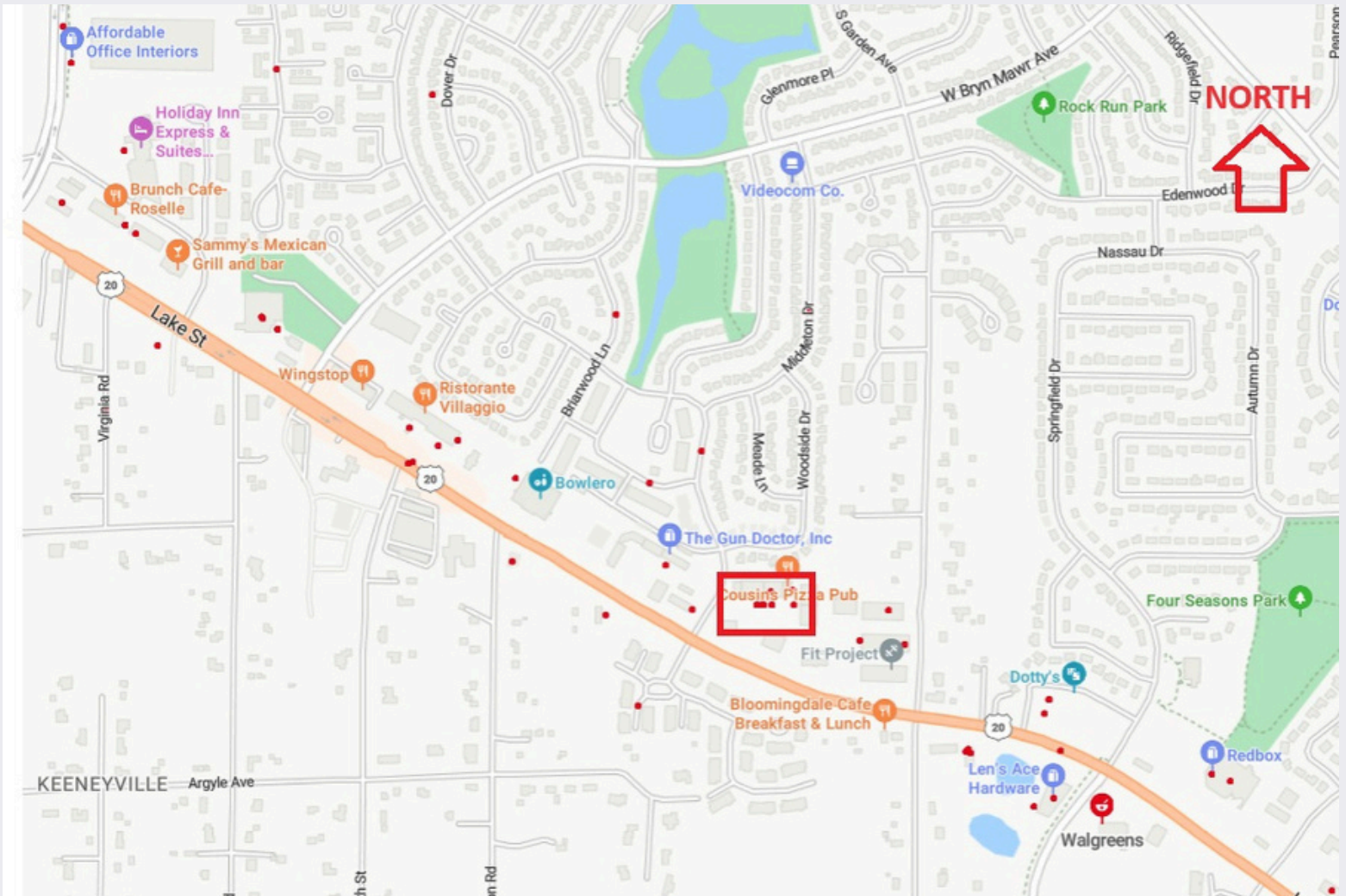
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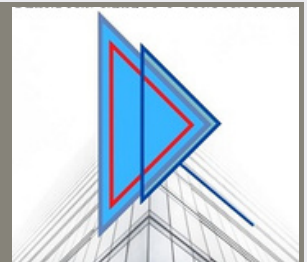
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SHOPPING CENTER INFORMATION

Center Size: 20,310 sq.ft.

Parking: 75 spaces

Stores: 10 (Management on-site)

Year Built: 1987

Zoning: B5 (check with Village if business is allowed)

LEASING AND PRICING

Our leases are Triple Net. Contact us to get information on Base Rent and NNN per square foot. Security Deposit is 2x Base Rent. Tenant is responsible for utilities such as electric and gas. Water and Garbage service is included in CAM.

ABOUT US

Self-managed property developers. Responsive to property issues and tenant matters. We have other leasing opportunities for retail space, office space, office warehouse (also available to purchase), and land for sale. Areas of our other properties are in: Schaumburg, Roselle, Hoffman Estates, Elk Grove, Carol Stream, Geneva, Elgin, and Round Lake.



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