

# FOR LEASE

PROFESSIONAL OFFICE SPACE



144 Lincoln Place Court  
Suite 3  
Belleville, Illinois



## 1,000 SQUARE FEET AVAILABLE

Waiting area, Two (2) large offices,  
RR and break area

## LOCATED IN LINCOLN PLACE COURT BUSINESS PARK

- (Unincorporated St. Clair County)
- Minutes from SWIC and Scott Air Force Base

## EASY ACCESS TO I-64, GREEN MOUNT ROAD & ILLINOIS 161

### LEASE RATE:

**\$12.00 PSF (\$1,000 PER MONTH) GROSS LEASE**  
Tenant to pay \$100 per month for HVAC

## AMPLE PARKING

## YOUR LOCAL BROKER TEAM

### Kelly Hulvey, Broker

618-210-4702 Cell  
Kelly@choosekgw.com

### Dave Kunkel, Broker

618-977-1846 Cell  
Dave@choosekgw.com

### Luke Allan, Broker

618-578-3598 Cell  
Luke@choosekgw.com

Kunkel Commercial Group  
3318 N Illinois Street  
Swansea, Illinois 62226  
618-202-4500 Office  
[www.choosekgw.com](http://www.choosekgw.com)

## EXPERIENCED. LOCAL. DEDICATED.

*We're here to help your business grow.*

Information herein is not warranted and subject to change without notice.

We assume no liability for errors or items included in quoted prices.

Broker makes no representations as to the environmental condition of property and recommends Purchasers / Tenants independent investigation.

### PHOTOS

