

AVAILABLE FOR LEASE

Alexis Court
332 W. Main St.
Carpentersville, IL 60110

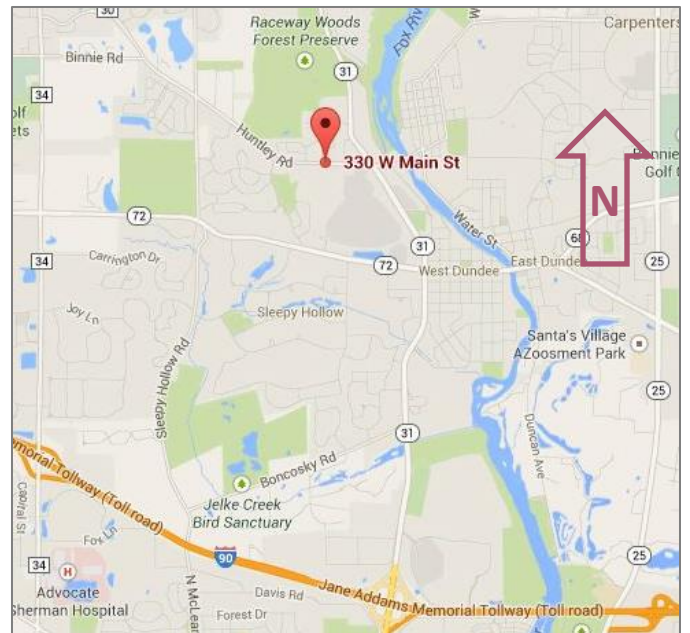


1,423 SF

RETAIL
SPACE

\$7.99 PSF NNN

- 1,423 SF of retail space | Available now
- Private ADA washroom & back office
- Great visibility & location on W. Main Street (Huntley Rd.), just west of Rt. 31.
- High traffic, newer 15,000 sq. ft. neighborhood retail center, illuminated marquee sign in parkway.
- Professionally managed by Key Investment & Management Inc.



**KEY INVESTMENT
& Management Inc.**

Office: 630.932.5757
Fax: 630.932.5755
1263 S. Highland Ave., Suite 2W,
Lombard, IL 60148
www.key-investment.com

FOR FURTHER INFORMATION CONTACT:

Kimberly Hess

Office: 630.932.5757 Ext: 208

khess@key-investment.com

Se Habla Español

Real Estate

Brokerage

Leasing

Management

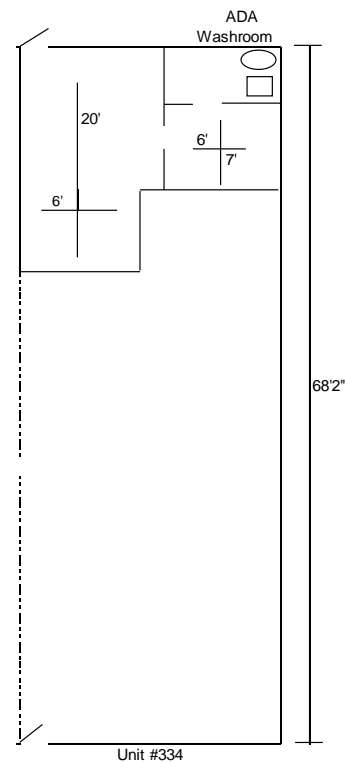
Alexis Court
 332 W. Main St.
 Carpentersville, IL 60110

1263 S. Highland Ave, Suite 2W
 Lombard, IL 60148
 Office: 630.932.5757 Ext: 208 Fax: 630.932.5755
www.key-investment.com
 Kimberly Hess
 khess@key-investment.com



AVAILABLE FOR LEASE

PROPERTY SPECIFICATIONS	
Building Size:	15,547
Available Space:	1,423 SF
Year Built:	2002
Zoning:	C2
Parking:	Open lot
Ceiling Height:	10'
Power:	100 AMP – 2 Phase
Washrooms:	2 - ADA
Sprinklered:	Yes
Utilities:	Gas/Electric/ pro-rated Water & Sewer
Real Estate Taxes:	\$2.71 PSF
CAM:	\$3.75 PSF
Possession:	Immediately
Lease Term:	Minimum 2 years
Lease Rate:	\$7.99 PSF NNN



All dimensions are approximate. Drawing not to scale.



Real Estate

Brokerage

Leasing

Management