



**COLDWELL
BANKER
COMMERCIAL**
NRT

FOR LEASE

215-217 S. NORTHWEST HWY

Barrington, IL 60010

AVAILABLE SPACE

215 S. Northwest Hwy
Suite 201a- 625 SF
Suite 201b- 760 SF
Suite 202a- 2,063 SF

217 S. Northwest Hwy
Suite 200-2,174 SF

LEASE RATE

\$13.00 - 18.00 SF/yr (MG)

AREA

Well located office building for lease in Barrington. Excellent location on Northwest Hwy. Close to the train, restaurants, shops, and other thriving businesses. Amazing visibility with over 20,000 VPD. Monument signage.



OFFICE | RETAIL | MEDICAL

Lisa Gagliano

Sales Associate

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530 N Hough St Ste 180, Barrington, IL 60010
847.382.3600

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OFFERING SUMMARY

Available SF:	625 SF - 2,063 SF
Lease Rate:	\$13.00 - 18.00 SF/yr (MG)
Zoning:	C-1
Year Built:	1981
Building Size:	13,564 SF
Renovated:	2018
Traffic Count:	20,700

PROPERTY OVERVIEW

Renovated colonial office building in 2018.
 Located on busy Northwest Hwy. with over 20,000 VPD
 Great signage
 Close to: Train, Restaurants, shopping and other thriving businesses
 Ample parking
 Zoned for Retail, Office, and Medical
 Handicapped accessible ramp and electric door opener

PROPERTY HIGHLIGHTS:

215 S. NORTHWEST HWY

- SUITE 202A- 2,063 SF - 5-6 PRIVATE OFFICES, RECEPTION/OPEN AREA. \$13-\$15 PSF
- SUITE 201A- 625 SF- GREAT EXECUTIVE OFFICE. PREVIOUSLY A SALON. HAS AMPLE PLUMBING. AVAILABLE NOVEMBER 1. \$18 PSF
- SUITE 201B- 760 SF- GREAT EXECUTIVE SUITE. PREVIOUSLY A SALON. HAS AMPLE PLUMBING. 2 PRIVATE OFFICES. AVAILABLE NOVEMBER 1. \$18 PSF

217 S. NORTHWEST HWY

- SUITE 200- 2,174 SF - 6 PRIVATE OFFICES, FIREPLACE, PRIVATE BATHROOM, LOTS OF WINDOWS AND NATURAL LIGHT. \$13-\$15 PSF

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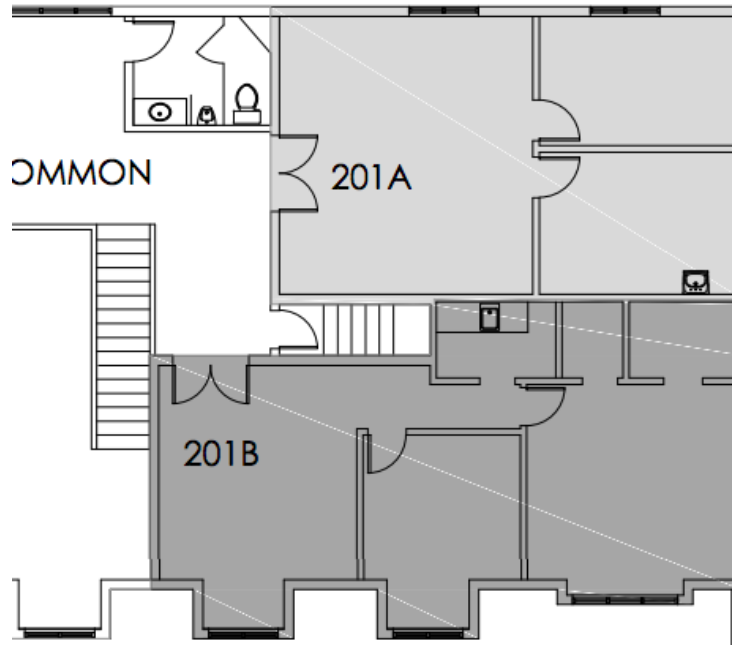
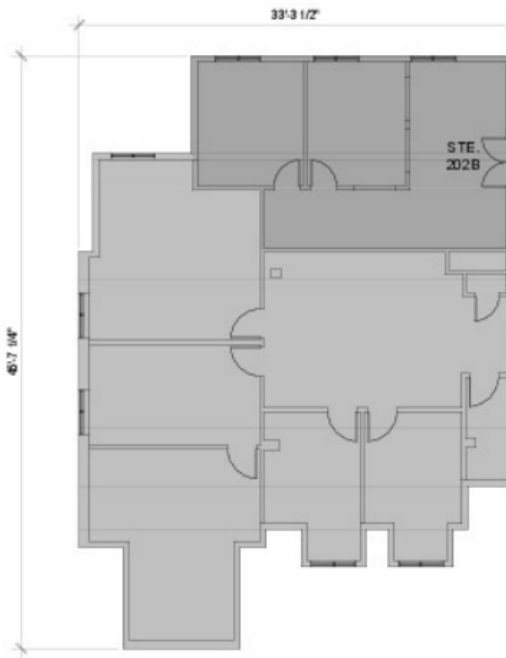
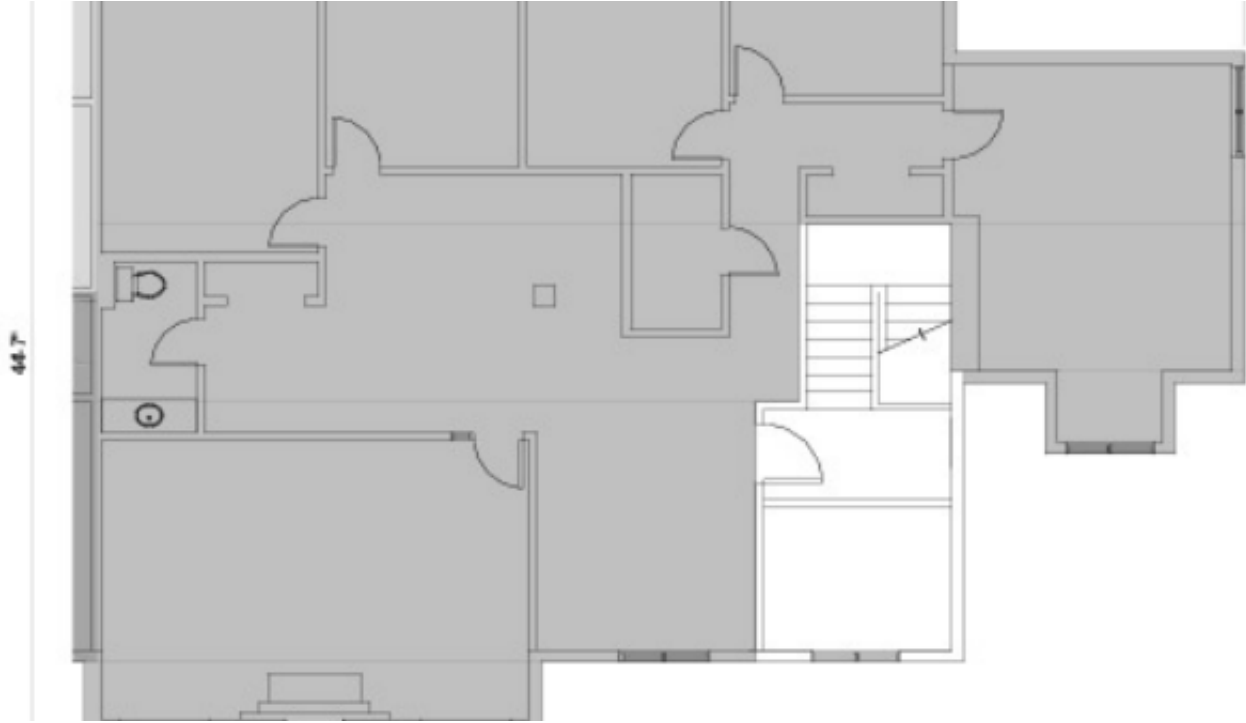
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1 FLOOR

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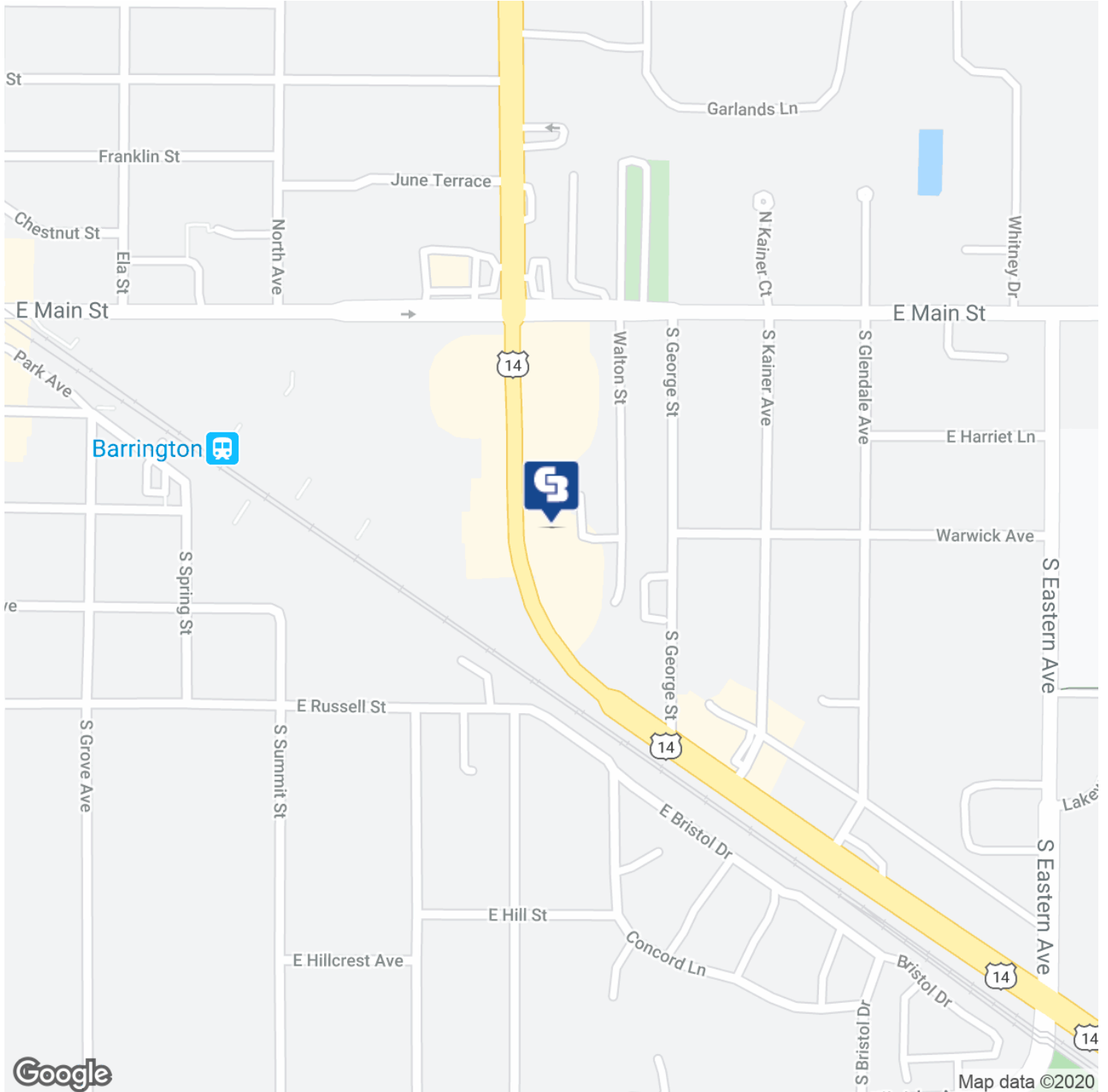
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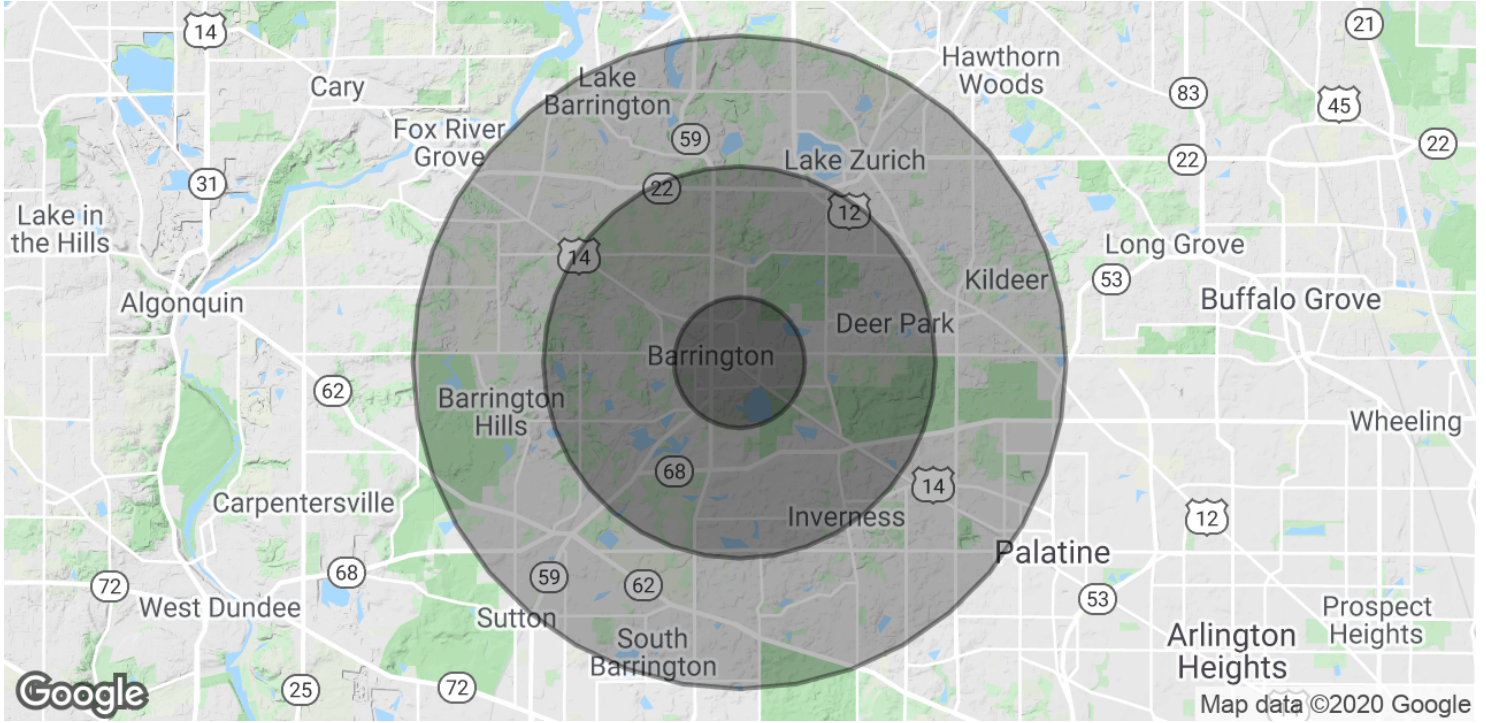
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,560	29,031	90,544
Median age	41.1	40.7	40.2
Median age (Male)	39.8	38.9	39.0
Median age (Female)	42.5	42.5	41.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,321	10,256	31,779
# of persons per HH	2.7	2.8	2.8
Average HH income	\$138,530	\$144,629	\$137,103
Average house value	\$542,107	\$564,303	\$516,008

* Demographic data derived from 2010 US Census

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