

±10,000 SF
OFFICE
SPACE FOR
LEASE

MARQUETTE
BUSINESS
PARK

LOCATED
ON THE I-55
CORRIDOR

MIX OF
PRIVATE
OFFICES
AND OPEN
SPACE


TRANSWESTERN
REAL ESTATE
SERVICES

1231-1233 NAPERVILLE DRIVE

Romeoville, IL 60446

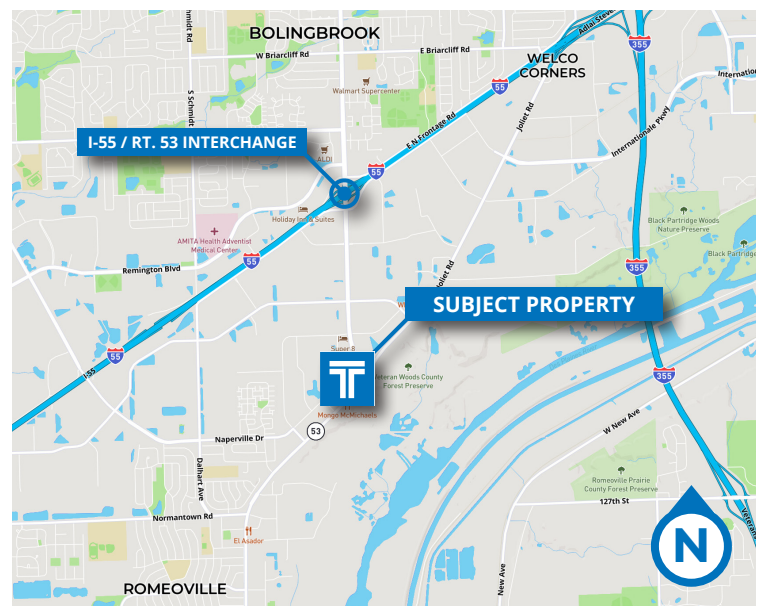


SPECIFICATIONS

- Building Size: ±60,466 SF
- Available Size: ±10,000 SF
- Land Size: ±1.97 AC
- Office Size: ±7,500 SF Downstairs
±2,500 SF Upstairs
- Existing Lift for Handicap Access to Upstairs
- Lease Rate: \$11.75 NET

HIGHLIGHTS

Ideal location in the 55 Corridor. Easy access to I-355 and I-55 at Joliet Road, Route 53, and Weber Road. Mix of private offices and open space. Bright and airy atmosphere with lots of natural light. Condo association totaling 5 buildings for effective cost management. Restaurants and shopping nearby.



TERRI ALEXANDER, SIOR

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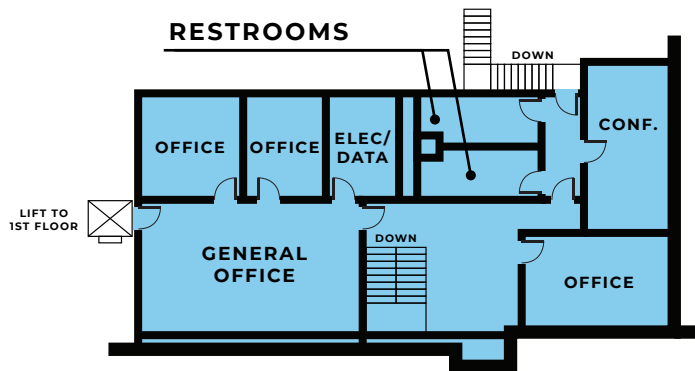
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FIRST FLOOR PLAN



SECOND FLOOR PLAN



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